

AGENDA OF THE UTAH STATE BUILDING BOARD

Wednesday, March 17, 2004
University of Utah Marriott Library
Gould Auditorium
295 South 1500 East
Salt Lake City, Utah
9:00am

- (Action) 1. **Approval of Minutes of February 4, 2004**..... Tab 1
- (Information) 2. **Report on Legislative Results** Tab 2
- (Action) 3. **Advance of FY 2005 Capital Improvement Funds to CEU** Tab 3
- (Action) 4. **Administrative Reports**
(Including reallocation of Capital Improvement Funds) Tab 4
- University of Utah
 - Utah State University
- (Information) 5. **Administrative Reports for DFCM** Tab 5
- (Information) 6. **Litigation Update and Potential Settlements** Tab 6
- (Information) 7. **Other** Tab 7
- VBS Schedule
 - Tour of Marriott Library

Notice of Special Accommodation During Public Meetings - In compliance with the Americans with Disabilities Act, individuals needing special accommodations (including auxiliary communicative aids and services) during this meeting should notify Shannon Lofgreen 538-3261 (TDD 538-3260) at least three days prior to the meeting.

*This information and all other Utah State Building Board information
is available on DFCM web site at <http://buildingboard.utah.gov>*



Olene S. Walker
Governor

Utah State Building Board

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Salt Lake City, Utah 84114
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MEMORANDUM

To: Utah State Building Board
From: F. Keith Stepan
Date: March 17, 2004
Subject: **Approval of Minutes of February 4, 2004**

Attached for your review and approval are the Utah State Building Board meeting minutes from February 4, 2004

FKS:sll

Attachment

Utah State Building Board



MEETING

February 4, 2004

MINUTES

Utah State Building Board Members in attendance:

Larry Jardine, Chair
Kerry Casaday, Vice-Chair
Steven Bankhead
Manuel Torres
Katherina Holzhauser

DFCM and Guests in attendance:

F. Keith Stepan	Division of Facilities Construction & Management
Kenneth Nye	Division of Facilities Construction & Management
Shannon Lofgreen	Division of Facilities Construction & Management
Kent Beers	Division of Facilities Construction & Management
Blake Court	Division of Facilities Construction & Management
S. Camille Anthony	Department of Administrative Services
Randa Bezzant	Governor's Office of Planning and Budget
Mark Spencer	Utah System of Higher Education
Michael Wollenzien	Office of Rehabilitation
Ron Reaveley	Reaveley Engineers & Associates
Bob Askerlund	Salt Lake Community College
Greg Stauffer	Southern Utah University
Raymond Duda	Utah National Guard
Matt Rich	Jacobsen Construction
Deanne Mousley	SFMO
Robyn Smith	HFS Architects
E. Bart Hopkin	Department of Human Services
Jeremy Blanck	Okland Construction
Chris Coutts	MHTN
Rosemarie Carter	Department of Workforce Services
Jean Steidl	Department of Workforce Services

On Wednesday, February 4, 2004, the Utah State Building Board held a regularly scheduled meeting at the Department of Alcoholic Beverage Control Board Room, Salt

Lake City, Utah. Chairman Larry Jardine called the meeting to order at 9:00am and thanked the Department of Alcoholic Beverage Control for their hospitality.

☐ **APPROVAL OF MINUTES OF JANUARY 7, 2004**

Chair Jardine sought comments on the meeting minutes of January 7, 2004.

MOTION: Manuel Torres moved to approve the Utah State Building Board meeting minutes for January 7, 2004. The motion was seconded by Steve Bankhead and passed unanimously.

☐ **LEGISLATIVE UPDATE**

Kenneth Nye stated the packet included information regarding the guiding principles adopted by the Capital Facilities Committee pertaining to how they would address their deliberations. The key guiding principle is the concept that they would not authorize new general obligations bonds at an amount higher than the principle amount currently being paid on, which is approximately \$64 million in facilities. The Committee is looking for alternative ways to treat the funding for the Capitol building separately. The dollar amount being proposed for the Capitol building this year is \$50 million. If the \$50 million is included in the \$64 million limit, it would minimize the opportunities for other projects. Financing the Capitol through separate sources would leave significantly more money for the rest of the projects.

Mr. Nye distributed an excerpt of a 2004 General Session presentation made by Kevin Walthers to the Capital Facilities Committee. Mr. Nye explained the state's dilemma in maintaining the AAA bond rating. The key factors identified in maintaining the bond rating included maintaining the existing facilities through capital improvement funding.

The next chart identified the level of funding over the last five years for capital development and capital improvement projects. DFCM prepared a similar five year report card identifying slightly different numbers due to definitions of state funds and funding shifting between fiscal years. Another chart showed the amount of funding by year for capital facilities.

Mr. Nye focused on the make up of the state's general obligation bonds. A line graph showed consistency regarding the state's debt in general obligation bonds for buildings and lease revenue bonds. The State experienced an enormous increase in its general obligation debt due to highway funding, which was basically non-existent until FY1998 when the I-15 project in Salt Lake County began and statewide commitment was created for other projects. The debt required for the transportation effort has caused the State's debt to increase.

The next chart further highlighted the change in distribution of G.O. debt pertaining to the portion of the State's overall general obligation debt that was used between facility and highway projects.

Kevin Walthers released his capital budget recommendations to the Legislature and the Legislative staff the night prior to the meeting. Mr. Nye provided highlights and stated the legislative staff recommended the 0.9% funding for capital improvements as anticipated. The 0.9% level generates almost \$44 million, which is the highest level of capital funding the State has ever provided. Mr. Walthers previously indicated there is also potential for the State to not afford funding for capital improvements at the 1.1% level in the foreseeable future. The Legislature may wish to decrease the standard to the .9% level, which would be resisted by the Board.

In regards to capital developments, the Legislative staff did not provide recommendations this year for specific projects, and instead recommended the Legislature consider ranking different classifications of projects. They suggested the highest ranking be for replacement or renewal of existing space, which is also consistent with the Board's desires, and would support the AAA bonding ranking. Their second priority would be for the replacement and expansion of existing programs, number three for opportunities, and number four for creation of new programs.

The Legislative staff also identified projects they thought the Legislature should consider in their categorization of projects. Their stance was unclear regarding the Ogden Regional Center or Logan Regional Center as they were not included in their categorization. Mr. Nye suggested the Board highlight the opportunity of the Ogden Regional Centers when speaking with the Committee later that afternoon and planned on providing a detailed presentation on those projects from DFCM next week.

Kevin Walthers did not recommend any specific projects, but the two UDOT projects were specifically not recommended for this funding year due to the budget struggles and the demands for highways. He was also concerned with the locations selected for those projects and the cost of providing utilities to those sites, in addition to normal building costs.

In regards to the Oxbow Jail purchase, Kevin Walthers supported the project if it could be acquired for \$7 million and the renovation and land purchase could be completed for \$4 million as proposed by the Governor. If the cost was higher than \$11 million total, Mr. Walthers suggested the Prison address their needs through other means.

Mr. Nye stated there were a few additional projects the Board had not yet heard that are being addressed in the Legislature. DFCM would deal with two Utah State University projects later in the meeting to address scope actions. Other projects not presented to the Board included the purchase of the balance of the Board of Regents building which the

Legislature authorized the Regents to purchase a building a few years ago with a certain level of debt. The amount allocated was insufficient to buy the needed space, so they bought part of the building and leased the balance. Regents now desired to exercise the option to proceed with the purchase of the balance. It would be financed through an interesting financing mechanism through their student loan financing program.

The second project is a proposal by Salt Lake Community College for the Metro Campus. SLCC entered into a lease with the building a few years ago. The building is currently in bankruptcy and severe seismic considerations exist within the building. SLCC feels their best course is to buy the building and have negotiated the full purchase price of \$5.5 million, of which includes \$1.3 million in renovations to address structural problems. The building has a unique structural system and the floors are suspended from the top roof beams. The west end has a lot of lateral movement capabilities and in a seismic situation; it would probably shake itself down. An upgrade of the structural system would need to occur prior to occupancy, which is part of the purchase agreement. A complete investigation has not been done to determine that is all that is needed. Kenneth Nye stated this request is creating a fair amount of concern within the legislative process as to whether the State has enough control over Higher Education. This is being addressed as a separate item.

Kenneth Nye stated the National Guard has a 100% federally funded project at the Camp Williams Readiness Center needing consideration. Mr. Nye did not have enough information to make a recommendation. The project will be presented to the Legislative committee for consideration.

A presentation will also be made on the placement of the Peace Officers Standards and Training building with a new training facility proposed to be located at the SLCC Jordan Campus in conjunction with Salt Lake Community College, Public Safety and Corrections. Substantial discussions have occurred regarding Larry Miller donating and funding the entire project at the Miller campus instead.

The legislative staff recommended that status quo continue for the DFCM operating budget. The administrative budget was previously funded out of the state's general fund, but has since been replaced with project reserve funding, contingency reserve funding, and capital improvement funding. This funding mechanism is being proposed again for the current session. DFCM has sufficient funds to be able to cover one more year, but this will need to be addressed in future legislative discussions.

Camille Anthony stated Senator Dan Eastman inquired about maintenance for the Utah National Guard armories as their analyst has not recommended the increase for their facilities. Kenneth Nye understood that, as a general rule, most committees are instructed by the Executive Appropriation Committee to submit priority lists. Mr. Nye was unsure if the

project was submitted. The Utah National Guard was not present when this was considered in their budget presentation. Camille Anthony felt the Building Board's primary responsibility was to take care of existing structures and she suggested drafting a letter to the committee to support the project as a high priority. Chair Jardine agreed it was in line with the Board's charge and sought a motion indicating DFCM would prepare the letter.

Keith Stepan stated in the past four years, DFCM has been assessing the ability of the Guard to maintain their own buildings and has found that to be lower than state standard and have therefore offered the service of maintaining their buildings outside of the Wasatch Front. In order to accomplish this, the Guard must pay DFCM as a service organization to maintain their buildings. Unfortunately, the Guard does not have this money available and past budgets have been too low to accommodate this new service to bring the buildings up to a satisfactory level. The appropriation passed was for the same funding as last year, but it needs to be increased. An appropriate motion of the Board would be to encourage the committee to consider the increase in maintenance funding for the National Guard and prioritize it to Executive Appropriations.

MOTION: Steven Bankhead moved to encourage the Committee to consider the increase in maintenance funding for the National Guard and prioritize it to Executive Appropriations. The motion was seconded by Katherina Holzhauser and passed unanimously.

Kenneth Nye continued with specific proposed legislation and identified a number of bills with the most substantial impact on DFCM. House Bill 30 was sponsored by Representative David Clark and addressed the process by which Internal Service Funds set their rates and then charge their rates to other agencies. DFCM's Facilities Management program would be affected by these requirements. The bill was amended to address the specific concerns of DFCM. Camille Anthony wished to address this through Executive Order instead of Legislation.

House Bill 205 would amend the statute currently requiring DFCM to obtain the Governor's approval before paying out a settlement over \$100,000. If the settlement is over \$500,000, statute requires Legislative Management Committee approval, and legislative approve is required over \$1 million. A number of other agencies have received exemptions for specific types of issues, including UDOT. This bill would provide a similar type of exemption where items resolved through DFCM's own resolution processes could be addressed directly without having to go to other bodies for approval. DFCM strongly supported this bill.

House Bill 215 did not directly impact DFCM and the Building Board in a real substantial way. It clarified that the State Building Codes Commission adopts building codes for energy conservation, fuel gas and one and two family residential construction. Currently, they have the responsibility of adopting the building codes and Mr. Nye felt this would

clarify responsibility for the energy conservation code. An existing statute also requires the Building Board to adopt the code, but the Building Board ceased doing this upon the creation of the Building Codes Commission. The bill must be amended to repeal the current statute dealing with the Building Board adopting the codes. Steven Bankhead stated other states had a lot of energy code legislation which may be excessive and onerous. He was nervous to have a group initiate policies that effect the state, budget, and how much buildings cost.

House Bill 217 is being sponsored by Representative Wayne Harper. Mr. Nye had spoke with the Board previously regarding concerns that had been raised regarding DFCM's dispute resolution process and whether there is an adequate process in place to resolve construction project disputes. In the last legislative session, a resolution was passed to address this issue during the interim. While the Legislature itself did not address the issue, DFCM did make a commitment to Representative Harper and Representative Clark at the last session to have the discussion during the interim. They have developed a bill that was recently amended to address the concerns raised by the construction industry which essentially calls for the Building Board to adopt administrative rules to set up a claim and dispute resolution process and provides a list of considerations for the rule development. It currently requires that DFCM present the rule to the Legislature by August 31, 2004, prior to implementing the rule. Keith Stepan added it was important to provide an outlet for subcontractors who do not get a response from a general contractor to have a clean route of appeal. This also allows DFCM to make the rules and control who can appeal and under what conditions. This process will have continuous input from the community, the professionals and the Building Board. Kenneth Nye added the bill calls for DFCM to identify what types of subcontractor claims should be considered and grants the ability to come to the State. This bill also clarifies current problems in the statute regarding dispute resolution and the appeal process.

House Bill 226 deals with the Board's ability to approve state projects that may not involve state funds. This is an authority that the Legislature granted to the Board in 2000. The Board has only used this authority for approximately seven projects. A concern has been created regarding the qualification of one specific Wildlife project using restricted funds. Prior to bringing projects to the Board for approval, DFCM has ensured the Governor's Office of Planning and Budget and the Legislative Budget Office both agreed the project qualified. This bill will limit the Board's authority to Higher Education projects not involving state funds.

House Bill 228 controls the sale of property by state agencies including DFCM. The basic concept of the bill is to require DFCM to make a public notice of the sale, obtain an appraisal, and achieve the appraised value. It gives direction for the disposition of the proceeds. Concern has been raised because it does not provide for any exceptions. It also provides for an agency to sell property at 95% less than the appraised value. DFCM would

be required to present transactions to the Building Board for approval and the Board would assume the responsibility to oversee the transactions. Mr. Nye had suggested to the Legislative sponsor that the Transportation Commission would be an appropriate body to address UDOT issues rather than coming to the Building Board.

Chair Jardine identified DFCM will be getting approximately \$44 million for capital improvements and the facilities program conditions assessment program calls for \$199 million of immediate needs.

❑ ADDITIONAL "OTHER FUNDS" PROJECT FOR USU

Blake Court, DFCM, requested the Board approve two separate projects at Utah State University including a revenue bond to bring the existing west side of the football stadium up to code and do some code and expansion at the Fieldhouse. The second project is a donated fund project and USU is recruiting donations to build a team facility to replace the facility currently in the north end zone of the stadium. Both projects are totally funded by Utah State University, including the O&M. The projects have been approved by USU's Board of Trustees and the Board of Regents. DFCM and USU have been working together to develop concepts for those buildings to address code issues. The O&M would continue to be paid through athletic revenues.

MOTION: Kerry Casaday moved to approve the other funds projects for Utah State University. The motion was seconded by Steven Bankhead.

Kevin Womack, USU, stated the revenue bond for the Romney Stadium Renovation would be completed in three parts. The stadium would address life safety and code, the turf replacement and the Nielson Fieldhouse expansion. This would still all be done with revenue bonds.

The motion passed unanimously.

❑ AMENDMENT TO PROCUREMENT RULES R23-1 AND R23-2

As discussed in previous meetings, Mr. Nye wished to address procurement practices. In December, DFCM identified several items requiring amendments to the current rule. The balance of the items not addressed could be addressed in the standard RFP documents regarding how DFCM practices.

Mr. Nye addressed R23-1, Procurement of Construction. DFCM made an agreement that the low bid and the multi-step process would be the standard procurement method for the design-bid-build method of managing construction projects. The DFCM director would retain the authority to authorize the use of the competitive sealed proposals method in

unique circumstances with the design-bid-build method. The competitive sealed proposals method will be the standard procurement method for selecting a construction manager/general contractor or a design/build team.

Mr. Nye addressed the confidentiality of past performance and reference information. The current rule provided for a high level of confidentiality that only addressed references provided by the contractor. DFCM felt they needed to change this to clarify that it applies to both the evaluation of past performance as well as any additional reference information. This amendment clarifies that parties may receive this information, and in the future, this would only be accessible to those responsible in the evaluation of the firm. The issue is addressed in the construction rule as well as in the architect-engineer rule.

Another issue pertained to the scoring of proposals. This amendment clarifies the documented formal scoring of proposals in the selection process, which in past practice, may have had the greatest question regarding legal requirements. The procurement code calls for DFCM to identify the evaluation factors and their relative importance in the RFP document and then follow the relative importance.

The amendments also dealt with selecting the method of construction contracting and provide that the design-bid-build method is the standard construction contracting method for contracts under \$1,500,000. Construction manager/general contractor is the standard method for contracts over \$1,500,000. The director must document his approval of a contracting method that deviates from this guideline.

One amendment identified the descriptions of the different methods available to manage construction projects. This updated the descriptions of design-bid-build, construction manager/general contractor, and the design-build. This purpose is to simplify and clarify the descriptions of construction contracting methods typically used by DFCM. This section is descriptive in nature and does not constrain DFCM from modifying the methods described or using alternative methods that are not described.

There were other technical corrections and clarifications made throughout the rule. The most substantive of these amendments is the clarification that a modified competitive sealed proposals method may be used for small procurements that do not require a public notice.

Mr. Nye continued with the amendments to R23-2, Procurement of Architect-Engineer Services. The first item dealt with the confidentiality of past performance and reference information. The proposed amendments clarify that the confidentiality extends to information related to past performance in addition to references and identified parties that may receive this information. The selection criteria were also clarified to require that the relative importance of the criteria to be used in selections must be stated in the

procurement documents. Other amendments were proposed to provide technical corrections or clarifications throughout the rule. None of these amendments make a substantive change in the rule.

Keith Stepan stated the Legislature requested this review a year ago. DFCM felt very comfortable recommending the amendments.

MOTION: Manuel Torres moved to accept the amendments to R23-1 and R23-2. The motion was seconded by Vice Chair Kerry Casaday and passed unanimously.

Vice Chair Casaday asked if a firm received a negative evaluation on their performance evaluation, if they would receive the opportunity to refute. Kenneth Nye stated the evaluation would be done by the Program Director and forwarded to the user agency for their comments. The firm would then receive a copy and would have the opportunity to add their comments.

❑ AMENDMENT TO PROCUREMENT RULES R23-3, PLANNING AND PROGRAMMING FOR CAPITAL PROJECTS

Keith Stepan stated the architectural community asked DFCM to consider changing the rule prohibiting a programming firm from participating in the design in the project. They asked DFCM to provide more flexibility and, therefore, DFCM recommended the Board approve removing the prohibition issue and allowing more flexibility to allow the programming firm to be able to participate in the design team of a project.

Mr. Stepan felt this would be equitable and outlined the positives and negatives. By leaving the current rule, smaller firms could do state work in the programming phase and the programming expertise would have to compete with the larger firms. The advantages of changing are great and include shortening the lag in time. It also removes some of the design creativity, and can also save money in terms of paying for a program. He asked for the Board to grant DFCM the flexibility in choosing programmers to participate in the design team.

MOTION: Steven Bankhead moved to approve the proposed amendments to Rule R23-3. The motion was seconded by Katherina Holzhauser and passed unanimously.

❑ DELEGATION TO USU FOR BRIGHAM CITY CAMPUS REMODEL

Kenneth Nye stated the Board approved the USU Brigham City master plan, including the designation of the Milton P. Miller building which can now be dedicated to the University.

Previously, the Board also allocated \$300,000 of capital improvement money that included upgrades on the campus for remodeling space for use by USU. DFCM has since done further work defining the improvements at the facilities and have determined to withhold \$60,000 out of the \$300,000 to go toward the Driver License facility. The balance would be available for Utah State's use for remodeling and expansion in the Miller building. The delegation was for USU to manage the portion of the overall project in the Miller building including the capital improvement funding of \$240,000 plus their additional funding to deal with the scope of work for the classrooms.

Kevin Womack added this is below the delegation limit, but due to the building being located off campus and other agencies being involved, they needed to come before the Board.

MOTION: Katherina Holzhauser moved to approve the delegation of this project to Utah State University as requested. The motion was seconded by Vice Chair Kerry Casaday and passed unanimously.

☐ REALLOCATION OF CAPITAL IMPROVEMENT FUNDS.....

Kent Beers stated DFCM recommended that the Building Board reallocate \$50,000 to the Department of Human Services and Workforce Services second story build-out of the Clearfield office building.

Both Human Services and Workforce Services have experienced significant growth over the last few years. The building was designed to accommodate the expanding agencies and the second story build-out had already been accomplished through shelled space. DFCM has been working with Human Services and Workforce Services to design the build-out over the last two years for the second story of the Clearfield office. The Workforce Services space has already been built out and the Human Services space needs to proceed. In order to coordinate transfer of staff from leased space, the build-out needs to be completed by September 1, 2004, as the leases will expire at the end of August. As a result, DFCM needs to hire an architect by the end of February to accomplish the design so that construction can commence in May. Funding for the project will come from \$40,000 from a cancelled project at the Calvin Rampton building to design organizational and energy efficient space, and \$10,000 from the old energy fund.

Katherina Holzhauser inquired about the amount of monthly lease costs that would be avoided by moving staff. Bart Hopkin, DHS, did not have exact figures, but stated by coordinating those moves, DHS will be able to eliminate the monthly lease rate.

MOTION: Manuel Torres moved to reallocate the money to the Department of Human Services and Workforce Services. The motion was seconded by

Vice Chair Kerry Casaday and passed unanimously.

☐ DFCM CAPITAL DEVELOPMENT GROUP

Keith Stepan expressed the desire for the Board to acquaint themselves with DFCM staff to help understand the workload. DFCM started a report card and a concept of introducing the different segments of the organization. He introduced Blake Court who oversees the Capital Development group. Blake expressed appreciation to the Board to present their group. He stated the group had the experience that was bar none the best the State has ever had.

He stated Charlotte Salevurakis served as the group's clerical support. Charlotte has been with DFCM for 35 years.

Kurt Baxter was also absent. He serves as the Inspection Contract Administrator. He helps write and administer all of the inspection contracts for the State. Kurt has been with DFCM for approximately two years.

Blake Court has been with DFCM for about six years and came from the Federal sector where he was in charge of hospital construction for the Veterans Administration. He has had opportunities to work on the USU steam plant, the four classroom buildings, and the Information Science building at UVSC.

Mr. Court introduced Enzo Calfa as the new Building Official. He has been with DFCM for approximately two weeks. He has 25 years experience in the building code industry. He was previously employed with Salt Lake City for 25 years. He has experience with inspections, plan review, supervisory, and zone reviews. He has extensive experience with building codes and will be reviewing most of the buildings for DFCM and will act as an intermediary between the contractors and inspectors.

Lynn Hinrichs has been with DFCM for six years and previously worked for the IRS for seven years as their staff architect. Since being with the State, he has completed over 70 projects totaling in excess of \$250 million. Currently Mr. Hinrichs is serving SLCC, UDOT, the Division of Juvenile Justice, Courts, Parks and Wildlife. His projects include the State Library for the Division of Services of the Blind, SLCC West Jordan Campus, UDOT Operations Center, the Logan Courthouse, the Vernal Courthouse, Fountain Green Fish Hatchery, Soldier Hollow Day Lodge, and Bear Lake Campgrounds. Current projects include the West Jordan Courthouse, the Washington County Youth Corrections, Solider Hollow golf course and buildings, and the museum for the Vernal Fieldhouse.

Matthias Muller has 10 years of experience with the state and 35 years in the construction industry. He has a Masters degree in architecture and well as an MBA from the University

of Utah. His past projects include the Olympic venues, the Utah National Guard Readiness Center, the ABC Warehouse addition, and the SUU Braithwaite remodel and seismic upgrade. Improvement projects include the Dixie State College Eccles Fine Arts Center, the SUU student housing project, the ABC Tooele Liquor Store, and the SUU Old Main remodel. The agencies MR. Mueller services include the Utah National Guard, the Alcoholic Beverage Control, Dixie State College, Southern Utah University and occasionally UDOT and Parks. He thanked members of the Building Board for participating on various Value Based selection committees.

Dave McKay has been with DFCM for 15 years and before that spent 20 years in private practice. Mr. McKay is currently serving the second half of his last term as Commissioner for the Uniform Building Code Commission. Mr. McKay's first assignments with DFCM included Workforce Services and the Utah National Guard and he was involved with the completion of the downtown headquarters of DWS as well as several satellite offices, the UNG Jake Garn West Jordan Armory and Army Aviation Support Facility and the Armory adjacent to UVSC. Mr. McKay has also worked on the Capitol for 10 years. He is now working with the Department of Workforce Services, Public Safety, the College of Eastern Utah and Snow College and a number of miscellaneous DFCM assignments including the Regional Office buildings. He is also currently working on the UVSC Wasatch Campus, Lucy Beth Rampton Phase II building, and the new Archives building.

Lyle Knudsen, who was also absent from the meeting, is a Program Director. Lyle has been with DFCM for 14 years and has a wonderful history at DFCM as a qualified and competent individual. He has projects at Utah State University and the University of Utah.

Keith Stepan referenced page two of the report card which identified the Capital Development Group. This group builds the new buildings and consists of five Program Directors who carry an average number of 14 projects. Mr. Stepan is very proud and impressed with this staff and acknowledged the work they do and their work load. Mr. Stepan acknowledged the four classroom buildings as a credit to this group in which Blake Court was directly involved. It saved the State \$2 million and provided 22% more space than originally programmed. These four individual buildings, on four individual campuses, came in on schedule and under budget. Intermountain Contractors gave four awards to DFCM last year for their projects.

❑ ADMINISTRATIVE REPORTS FOR UNIVERSITY OF UTAH AND UTAH STATE UNIVERSITY

Kenneth Nye stated Mike Perez, University of Utah, had previously indicated that they would not be in attendance. He hoped the new format of the administrative report would assist the Board. There were no significant items or activity for the report.

MOTION: Manuel Torres moved to accept the University's of Utah administrative report as written. The motion was seconded by Vice Chair Kerry Casaday and passed unanimously.

Darrell Hart, USU, showed a thermograph map of the campus that was done in the spring of 1997. It showed the leakage of energy into the ground, which is a combination of steam lines and condensate lines. Mr. Hart then displayed a new thermograph which was done last spring to show what had been accomplished through the Heat Plant and Steamline project and the savings in terms of energy savings.

Chair Jardine referred the Board to the summary sheets and noted the two new delegated projects. He sought questions on the report.

MOTION: Steven Bankhead moved to approved Utah State University's administrative report. The motion was seconded by Katherina Holzhauser and passed unanimously.

❑ ADMINISTRATIVE REPORTS FOR DFCM

Keith Stepan stated there were seven new architect/engineering agreements. There have been some issues this year regarding fees and Mr. Stepan explained that DFCM has provided over the last three years a report to the Legislature. Out of 203 agreements, the A/E design fees averaged 7.4%. The firms were spread out over a number of firms so there was good distribution of the work across the state. The highest number of contracts issued to one firm over the three years was nine for the major architectural firms.

Mr. Stepan mentioned the contingency reserve fund and the reserve funds listed were how DFCM has been funded the last two years and will be next year. After this year those funds will not have excess money in them and DFCM will need to be funded by the Legislature in another way, hopefully in the general funds. DFCM is seeing some implications in terms of recruiting and their efforts in getting quality people to come to DFCM in the recruitment. It has become difficult to bring talent to DFCM.

Mr. Stepan stated in conjunction with the preparation of the five-year book, which they are mandated to do by statute, DFCM looked at the future and lack of reporting construction efforts for DFCM and DAS. They felt a need to put together a five-year report card of what happened over the last five years and will continue to do this as a tool to measure the amount of quality work accomplished by the number of people at DFCM. The report card highlighted that full time employees have decreased and the funding has decreased based on taking it out of the construction contingency fund. The construction climate has helped and the efficiency has helped in terms of DFCM funding itself. Mr. Stepan would rather see them take the project funding reserves and apply them to new buildings rather than the

operation of DFCM.

The report card also identified the individual groups within DFCM. He noted the capital improvement group averaged about 28 projects each for the 12 employees. They did 150 projects last year. The leasing group had 5 employees and oversaw 1.65 million square feet of managed rental space. The lease rate is very competitive at \$13.85 per square foot.

The facilities management group was also highlighted. They are funded through an internal service fund and they charge for their services. The book showed the comparables of the private sector and federal government.

A report of the four classroom building was shown and the Intermountain Contractor award for the Design/Build Project of the Year was highlighted. Snow College won an AIA and Intermountain Contractor award.

This report will be given to the Capital Facilities Subappropriation Committee to tell the DFCM story better.

❑ OTHER.....

Chair Jardine sought volunteers for committees listed on the Value Based Procurement schedule.

Keith Stepan asked that Darren Mansell serve on the selection committee for the University of Utah Warnock Engineering Building design selection.

Kerry Casaday will serve on the selection committee for the University of Utah Warnock Engineering Building CM/GC selection.

Steven Bankhead will serve on the selection committee for the USU Engineering Building.

Manuel Torres will serve on the selection committee for the Snow College Activities Center addition and remodel.

Larry Jardine will serve on the selection committee for the USU Housing and Parking design /build project.

Keith Stepan then explained what would occur at the meeting with the Capital Facilities Appropriation Subcommittee meeting later that afternoon. Board members discussed their priorities which they wished to stress to the Board as to their reasoning for importance. They were concerned about the Oxbow facility being the Governor's number one

recommendation and felt that other opportunities may be more beneficial.

Keith Stepan informed the Board that Dixie State College has made an agreement with the property owners behind the hospital. The National Guard has also indicated that within 60 days it will have the money to start the Readiness Center and that it is 100% federally funded.

There is also a new proposal for an Ogden Veterans Retirement Facility. The federal program may require State O&M funds.

Mr. Stepan also noted that the President of the Uintah Basin ATC, Shane Douglas Larsen, was killed in an automobile accident on February 3 and he extended condolences to his family.

Steven Bankhead commented that the construction industry has been very competitive in the past and he noted the increasing prices of lumber and copper have gone up by about 50% in the last year. This period of very competitive value prices may not remain.

Matthias Mueller and Dennis Kellen, DABC, provided background on the DABC warehouse facility and its capabilities.

□ ADJOURNMENT.....

MOTION: Manuel Torres moved to adjourn to tour the DABC Warehouse at 11:11am. The motion was seconded by Steven Bankhead and passed unanimously.

Minutes prepared by: Shannon Lofgreen



Olene S. Walker
Governor

Utah State Building Board

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MEMORANDUM

To: Utah State Building Board
From: F. Keith Stepan
Date: March 17, 2004
Subject: **Report on Legislative Results**

The results of the recently completed legislative session will be reviewed with the Board as summarized below. The following documents are attached to provide additional information.

1. Comparison of Building Board and Governor Recommendations to the 2004 Legislative Actions
2. Capital Budget Summary (This schedule shows all funding actions for capital projects.)
3. 2004 Legislative Actions Affecting DFCM and the Building Board (This document contains a summary of legislation and text of intent language affecting DFCM and the Building Board.)

Capital Development Projects

As was discussed in the last Board meeting, the Legislature was concerned with the level to which the State's debt has risen and the potential of losing the AAA bond rating. This concern, combined with the magnitude of the State Capitol Building project constrained the amount of funding provided for other capital development projects.

In its first meeting, the Capital Facilities Subcommittee had adopted a guideline that new general obligation bonds be limited to the \$64 million that will be paid off in FY2005. The subcommittee had expressed the desire that the Capitol Building not count against this limit while recognizing that this might not be possible. The final amount of general obligation bonds authorized of \$86,488,000 is a compromise of these positions.

The subcommittee had also discussed a guideline that new authorizations for lease revenue bonds be limited to the \$17.9 million that will be repaid. The amount authorized of \$25,672,000 significantly exceeds this level. The amount being considered was close to the \$17.9 million until the decision was made in the last week of the session to add the Tooele Courthouse to the lease revenue bond authorization.

An analysis of the Building Board and Governor recommendations compared to the legislative actions is attached. These projects are listed in the order of the Board's recommendations in order to facilitate the comparison. The Legislature funded four of the Board's top five capital development recommendations. The project that was not funded was the Logan Regional

Center. The primary reasons that this project was not funded were: (1) It would not provide the same degree of savings as will result from the Ogden and Moab Regional Center projects and (2) A number of legislators did not believe that State should be constructing a state owned building to replace a leased building due to the difficulty in finding replacement tenants in today's real estate market.

The interest in purchasing the Oxbow Jail grew with the Governor's position that the State would not pay more than \$7,000,000 for the facility. This amount is \$4,500,000 less than was being considered when the Board prepared its recommendations. In addition, alternative funding sources were used for a substantial portion of the project consisting of \$2,200,000 of federal VOITIS funds, \$1,540,000 that was taken from the Utah Correctional Industries fund balance, and \$1,500,000 from capital improvement funds. The City of South Salt Lake also requested that the \$729,000 that had been included in the Board's recommendation to purchase adjacent property be removed as their discussions with the property owners indicated that these purchases were not necessary.

The comparison also identifies several "other funds" projects that were not recommended by the Board. The most substantial of these is the Public Safety Education and Training Center that was the Board's priority number 7 for planning only on the state funding list. After the Board's action, discussions developed with a donor who is considering funding the project.

A Capital Budget Summary is attached shows the funding for all capital projects authorized by the Legislature. The total amount authorized from all funding sources is \$323,320,900. This is \$190 million more than was authorized in the 2003 session. While there was an increase in funding in almost all categories, by far the largest increase is in the category of Non-State Funds. Only \$4 million was authorized in this category last year while this year's total is \$162 million. Many of these projects are ready to move ahead immediately while some may move more slowly as the funding is put in place.

The full text of the authorizations, including any requirements or limitations, is contained in the third attachment entitled "2004 Legislative Actions Affecting DFCM and the Building Board". One of the more significant intent statements was the one at the top of page 3 which identifies which projects included funding for public art. This statement was provided to avoid the confusion that occurred last year when project budgets were reduced without a clear statement from the Legislature as to whether was included or removed from the budget.

Capital Improvement Funding

The Legislature provided capital improvement funding totaling \$43,976,900 which is 0.9% of the replacement cost of state facilities. This is \$9.8 million less than the 1.1% level that was requested by the Board. The lower funding level is allowed by statute in times of budget shortfalls. The Legislature exercised its right to direct that up to \$1.5 million of the capital improvement funding be used for the remodeling needed at the Oxbow Jail to convert it to a women's prison. No other actions were taken to direct the allocation of capital improvement funds.

Legislation

A summary of the more significant bills affecting the Board and DFCM is enclosed in the third attachment entitled "2004 Legislative Actions Affecting DFCM and the Building Board". Of the bills that passed, those that will have the most substantial impact on DFCM and the Board are HB 205 and HB 217 which address the resolution of claims on construction projects and HB 226 which clarifies which projects may be approved by the Building Board without going to the Legislature. Of the bills that did not pass, the one which would have had the greatest impact was HB 228 which deals with the sale of real property.

DFCM Operating Budget

DFCM was not able to regain any funding from the General Fund for its administrative budget. This budget was funded primarily from the General Fund until this funding was taken back as a budget balancing move in FY2003. That action resulted in this budget being funded entirely from the Project Reserve and the Contingency Reserve for FY2003. In FY2004, the administrative budget was funded from these sources along with a portion of the capital improvement funding.

DFCM had requested to have the General Funds restored for FY2005. This was not achieved due to the continuing tightness of the State's budget. As a result, DFCM's administrative budget for FY2005 is again funded from the Project Reserve, Contingency Reserve and Capital Improvement funds. As had been offered by DFCM, this budget was also reduced by one project manager position that was vacant.

In the February Board meeting, DFCM discussed with the Board the concern that the National Guard might not receive additional funding to cover the cost of contracting with DFCM for maintaining facilities off of the Wasatch front. The Legislature ended up providing full funding of the needed amount for FY2004 but only one half of the required amount was funded for FY2005. DFCM is exploring with the National Guard how to deal with this funding issue.

FKS:KEN:sll

Attachments

Comparison of Building Board and Governor Recommendations to 2004 Legislative Actions

BB Rank	Project	Building Board	Governor	Legislature	Notes
1	Capital Improvements	53,750,000	43,977,000	43,976,900	(a)
	<u>Capital Developments/State Funding:</u>				
2	Ogden Regional Center	8,914,000	8,914,000	8,914,000	
3	Moab Regional Center Purchase	1,450,000	-	1,450,000	
4	Logan Regional Center	5,164,000	-	-	
5	WSU Swensen Building Renovation	5,569,000	-	5,569,000	
6	National Guard Salt Lake/Davis Readiness Center	2,719,000	-	2,719,000	
7	Public Safety Education/Training Center @ SLCC - Planning	235,000	-	-	
8	UCAT-UBATC/USU Vernal Campus	10,525,000	-	-	
9	UCAT-Bridgerland ATC Bourns Building Purchase	3,550,000	-	-	
10	Dixie Health Sciences Building	15,626,000	-	-	
11	SLCC Health Sciences Building	26,657,000	-	21,000,000	
12	UofU Marriott Library Renovation & ASRS	45,035,000	-	-	
13	SUU Teacher Education Building	10,545,000	-	-	
14	Courts - Tooele Courthouse	7,103,000	-	7,103,000	
15	CEU San Juan Library & Health Sciences Building	4,240,000	-	2,400,000	
16	Snow College Library/Classroom Building	9,179,000	-	-	
17	Courts - Cedar Court Land Purchase	500,000	-	-	
18	Human Services - Developmental Center Residential Facilities	3,012,000	-	-	
19	Schools for the Deaf and Blind - Salt Lake	11,508,000	-	-	
20	DNR Forestry, Fire & State Lands Special Operations Facility	1,305,000	-	-	
21	USU Animal Science Building Renovation	5,475,000	-	-	
22	UVSC Digital Learning Center	32,500,000	-	-	
23	Corrections Purchase & Adaptation of Oxbow Jail	15,703,000	11,203,000	6,340,000	(b)
24	DNR Parks - New Campgrounds in Four Rural State Parks	4,657,000	-	-	
NR	Capitol Building Renovation Partial Funding	-	50,000,000	50,000,000	(c)
	Total State Funding Sources	284,921,000	114,094,000	149,471,900	
	<u>Other Funding Sources:</u>				
	UofU Dept. of Chemistry Gauss Haus	7,600,000	7,600,000	7,600,000	
	UofU College of Health Academic Facility	15,000,000	15,000,000	15,000,000	
	UofU Geology and Geophysics Building	21,400,000	21,400,000	21,400,000	
	USU Living/Learning Community & Parking Terrace	35,500,000	35,500,000	35,500,000	
	USU Child Care Facility	2,000,000	2,000,000	2,000,000	
	UCAT Davis ATC Entrepreneurial Building	1,835,000	1,835,000	1,835,000	
	UCAT Southeast ATC Blanding Building	200,000	-	200,000	
	ABC - Five Liquor Stores	8,205,000	7,945,000	8,205,000	
	Corrections - UCI Expansion in Gunnison	1,000,000	-	-	
	National Guard TASS Barracks	11,719,000	11,719,000	11,719,000	
	UDOT Heber Maintenance Complex	1,916,000	1,916,000	-	
	UDOT Vernal Maintenance Complex	2,473,000	2,473,000	-	
	Workforce Services Logan Employment Center	2,801,000	2,801,000	2,801,000	
	USU Romney Stadium & Nelson Fieldhouse	9,000,000	-	10,000,000	
	USU Team Building at Romney Stadium	10,000,000	-	10,000,000	
	Board of Regents Office Building Purchase	-	-	3,600,000	
	UCAT/Mountainlands ATC Lease Purchase	-	-	2,900,000	
	Natural Resources - Land Purchase for Future Office	-	-	250,000	
	National Guard Readiness Center at Camp Williams	-	-	3,279,000	
	Public Safety Education & Training Center	-	-	20,000,000	(d)
	Total Other Funding Sources	130,649,000	110,189,000	156,289,000	

Notes:

- (a) The Building Board's recommendation is at 1.1%. The Governor and Legislature are at 0.9%.
- (b) In addition, \$2,200,000 of federal funds for the purchase and \$1,500,000 of capital improvement funds for remodeling for a total of \$10,040,000. Purchase price reduced by \$4,500,000 to \$7,000,000 and adjacent property not included.
- (c) The Building Board expressed support for this project but did not recommend a specific funding level.
- (d) A private individual is considering funding this project through donations. This is the same project that the Building Board ranked as number 8 for planning only on the state-funded list.



Olene S. Walker
Governor

Utah State Building Board

4110 State Office Building
Salt Lake City, Utah 84114
Phone (801) 538-3018
Fax (801) 538-3267

MEMORANDUM

To: Utah State Building Board
From: F. Keith Stepan
Date: March 17, 2004
Subject: **Advance of FY 2005 Capital Improvement Funds to CEU**

Recommendation

DFCM recommends that the Board advance the College of Eastern Utah \$255,800 in FY 2005 Capital Improvement funding to combine the FY 2005 high voltage distribution system upgrade with the FY 2004 tunnel system and infrastructure replacement project.

Background

In FY 2004, the Building Board authorized \$1,036,000 in improvement funds to replace 450 feet of tunnel system and infrastructure on the CEU, Price Campus. The design is now completed and the project is ready to move into the construction phase. However, CEU also has a pending request for FY 2005 funds to upgrade the high voltage distribution system. The new high voltage distribution system will be placed inside the old tunnel that is being abandoned. Combining these two projects will result in greater construction efficiency and cost savings to the state. One contractor will be able to perform both tasks at the same time resulting in less disruption on campus, reduced duplication of construction services, and lower construction costs.

The College desires to have the project completed over the summer before school begins next fall. In order to achieve this goal, funding must be in place and construction must begin in April. DFCM considers the high voltage distribution upgrade to be the number one need on the Price Campus for FY 2005. In the past, the Board has approved the early allocation of improvement funds when combining projects results in increased construction efficiency and/or cost savings to the state.

FKS:KDB:sll



Olene S. Walker
Governor

Utah State Building Board

4110 State Office Building
Salt Lake City, Utah 84114
Phone (801) 538-3018
Fax (801) 538-3267

MEMORANDUM

To: Utah State Building Board
From: F. Keith Stepan
Date: March 17, 2004
Subject: **Administrative Reports for University of Utah and Utah State University**

Attached for your review and approval are the administrative reports for the University of Utah and Utah State University.

Also included are the requests for reallocation of capital improvement funds for the University of Utah's Marriott Library renovation and Utah State University's request to support Technical Support Services renovation.

FKS:sll

Attachment



March 1, 2004

Mr. Lyle Knudsen
Division of Facilities Construction and Management
4110 State Office Building
Salt Lake City, UT 84114

Re: Marriott Library Renovation
Project No. 0086-10750

Dear Lyle:

We are requesting that DFCM authorize an additional \$50,000 expenditure for MJSA and other pre-construction work on the above referenced project to cover furnishings design and printing costs.

We appreciate your cooperation and request that you advise us of this as soon as possible.

Sincerely,

John W. Huish
Director, Campus Design and Construction

c: Joe Harman
Brad Clawson

Campus Design & Construction
University Services Building
1795 E. South Campus Drive, Rm 201
Salt Lake City, Utah 84112-9403
(801) 581-6883
FAX (801) 581-6081



February 27, 2004

Mr. Keith Stepan
Division of Facilities Construction
and Management
4110 State Office Building
Salt Lake City, UT 84114

Reference: Delegated Projects Report for the Meeting of March 17, 2004

Dear Keith:

The status report of delegated projects to the University of Utah is enclosed for the Utah State Building Board.

Please call me at 581-5743 if there are any questions.

Sincerely,

A handwritten signature in black ink, appearing to read "Brad Clawson", with a long horizontal flourish extending to the right.

Brad Clawson
Manager, Support Services

Enclosures

c: Mike Perez
John Huish



MEMORANDUM

To: Utah State Building Board
From: John W. Huish
Date: February 27, 2004
Subject: Administrative Reports for University of Utah

The following is a summary of the administrative reports for the University of Utah.

Architect/Engineering Agreements Awarded (Page 1)

Three (3) new contracts; one in Design, one Master Plan and one Feasibility Study.

Construction Contracts Awarded (Page 2)

No new contracts meeting criteria.

Statewide Account (Page 3)

One project closed.

Improvements Account (Page 4)

Eight (8) projects closed.

Report of Contingency Reserve Fund (Pages 5 & 6)

No activity since the last report.

Report of Project Reserve Fund Activity (Page 7)

No activity since the last report.

Construction Status Report (Page 8)

No new contracts for this quarter meeting criteria. Five (5) current closed projects; three (3) pending final accounting. Four (4) projects remaining open and in construction.

JWH:sf

Attachment

University of Utah
Architect/Engineer Agreements
Awarded From January 16, 2004 to February 27, 2004

Design					
Project No.	Project Name	Firm Name	Proj. Budget	Contract Amt	Comments

0619-11447	Ft. Douglas Tri-Plex #619 Interior Renovation	Cooper Roberts Simonsen Architecture	\$994,833	75,1905	
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Programming					
Project No.	Project Name	Firm Name	Const. Budget	Contract Amt	Comments

0999-12016	College of Humanities	AJC Architects, P.C.	Undetermined	\$18,210	Master Plan for projected programmatic needs
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Study					
Project No.	Project Name	Firm Name	Const. Budget	Contract Amt	Comments

0999-11132	Student Recreation Center	Hastings & Chivetta Architects, Inc.	Undetermined	\$29,985	Feasibility Study
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University of Utah
Construction Contracts
Awarded From January 16, 2004 to February 27, 2004

Construction - New Space				
Project No.	Project Name	Firm Name	Design Firm	Contract Amt
				Comments

Construction - Remodeling				
Project No.	Project Name	Firm Name	Design Firm	Contract Amt
				Comments

Construction - Site Improvement				
Project No.	Project Name	Firm Name	Design Firm	Contract Amt
				Comments

Design/Build				
Project No.	Project Name	Firm Name	Design Firm	Contract Amt
				Comments

SUMMARY OF THE STATEWIDE ACCOUNT
UNIVERSITY OF UTAH
February 27, 2004

Project Number	Project	Funds	UofU Funds	Project Budget	Previous Encumb.	Current Encumb.	Total Project Encumb.	Status
LIFE SAFETY - 1430								
Budget Balance at Start of Period			110,146	0	110,146			
8807-10974	Campus Fire Detection & Suppression Ph1	F	74,491	74,491	0	0	-	Scope/Program
8807-11074	Fire Safety - Various Improvements	F	34,398	34,398	8,983	2,678	11,661	Ongoing Project
Total Projects			<u>108,889</u>	<u>0</u>	<u>108,889</u>	<u>20,836</u>	<u>2,678</u>	<u>11,661</u>
Total Uncommitted Budget			<u>1,257</u>	<u>1,257</u>				
ROOF REPAIR - 1432								
Budget Balance at Start of Period			1,526,229	0	1,526,229			
8911-11677	S Beh - Roof Repair - Bldg 0027	F,S	39,000	0	39,000	39,000	-4,076	34,924
8911-11678	JFB - Roof Repair - Bldg 0083	F,S	178,000	0	178,000	153,629	2,230	155,859
8911-11796	Emergency Roof Repairs - Fy 2003 & 2004	E	98,239	0	69,311	40,263	30,003	70,266
8911-11940	Roofing: Military Science Bldg 023	A,S04	38,000	0	38,000			38,105
8911-11941	Roofing Heartport Bldg. 853	A,S04	118,000	0	118,000			100,000
8911-11942	Roofing: Energy and Mineral 056	A,S04	69,000	0	69,000			0
8911-11943	Roofing: Hedco Bldg 057	A,S04	140,000	0	140,000			21,050
Total Projects			<u>680,239</u>	<u>0</u>	<u>651,311</u>	<u>824,510</u>	<u>28,157</u>	<u>420,203</u>
Total Uncommitted Budget			<u>845,990</u>					
PAVING - 1433								
Budget Balance at Start of Period			1,197,445	893,237	2,090,682			
8836-10980	Business Loop Road Paving	A,F,U,S04	1,133,319	893,237	2,026,556	1,491,324	523,917	2,015,241
8840-11317	PMT Parking Lot Repair	F,S	32,676	0	32,676	32,676	0	32,676
8840-11318	West Stadium Lot Repair	F,S	0	0	0	0	0	0
8836-11679	Union Bldg Loop Road Paving Repairs	F,S	18,260	0	18,260	18,260	-2,384	15,876
8836-11680	1480 East to SSB Loading Dock Paving	F,S	5,707	0	5,707	5,707	0	5,707
8833-11681	Federal Way Curb & Gutter Repair	F,S	0	0	0	0	0	0
8836-11682	1400 East Loop Road Slury & Pavement Repair	F,S	6,538	0	6,538	6,538	0	6,538
8836-11712	Baliff Service Road Paving Repair	F,S	0	0	0	0	0	0
8836-11939	Paving: 1925 East Campus Road	A,S04	0	0	0			0
Total Projects			<u>1,196,500</u>	<u>893,237</u>	<u>2,089,737</u>	<u>1,554,505</u>	<u>521,533</u>	<u>2,076,038</u>
Total Uncommitted Budget			<u>945</u>	<u>945</u>				
ENERGY CONSERVATION - 1434								
Budget Balance at Start of Period			67,500	0	67,500		0	
0085-11749	Chem. Flow Limiters on Water Cooled Lazars	F,S	67,500	0	67,500	36,395	0	36,395
Total Projects			<u>67,500</u>	<u>0</u>	<u>67,500</u>			
Total Uncommitted Budget								
ADA / ASBESTOS -								
Budget Balance at Start of Period			25000		25000			
8826-11944	Hazardous Materials Abatement Fund	A,S04	25,000	0	25,000		210	210
Total Projects			<u>25,000</u>	<u>0</u>	<u>25,000</u>	<u>0</u>	<u>210</u>	<u>210</u>
Total Uncommitted Budget			<u>0</u>					
TOTALS			<u>2,078,128</u>	<u>893,237</u>	<u>2,942,436</u>	<u>2,399,851</u>	<u>552,577</u>	<u>2,508,112</u>

CURRENT AVAILABLE BALANCE

848,192

KEY:

A - Projects From Priority List
D - Projects Traded in Lieu of those on Priority List
E - Projects Added to List
F - Projects Funded from Prior Years
S - Funds Held By DFCM

SUMMARY OF THE IMPROVEMENTS ACCOUNT
UNIVERSITY OF UTAH
February 27, 2004

Project Number	Project	State Funds	UofU Funds	Project Budget	Previous Encumb.	Current Encumb.	Total Encumb.	Project Status	% Comp.	Phase Date
Budget Balance at Start of Period										
		13,484,648	267,152	13,751,800						
0800-9909	Fort Douglas - Infrastructure Imp.	2,349,105	230,291	2,579,396	2,578,722	674	2,579,396	Complete	99%	04/23/01
0040-11112	SSB - Glazing/Structure/Seals Study	45,688	-	45,688	-	0	-	Documents	0%	01/08/04
8804-11672	East Campus Electrical Upgrades	802,650	-	802,650	802,650	0	802,650	Construction	0%	09/30/03
8804-11603	Electrical System Imp. Phill	1,317,823	-	1,317,823	552,695	20,994	573,689	Documents	34%	03/22/04
8804-11610	Fort Douglas - Infrastructure Imp. Ph V	1,174,030	-	1,174,030	643,637	260,598	904,234	Construction	57%	03/15/04
0026-11675	SW - ADA Elevator Upgrade Design	380,277	36,861	417,138	25,446	381,653	407,099	Construction	79%	02/17/04
0939-11676	BehS - Concrete/Steel Repairs	430,415	-	430,415	3,800	49	3,849	Documents	1%	03/23/04
0084-11640	Biology Building Panel Replacement	23,800	-	23,800	34,284	0	34,284	Construction	96%	01/07/04
0001-11932	Park Building Structural Study & Cornice Repair	370,400	-	370,400		117	117	Study	0%	04/12/04
0091-11935	HPER Bldg: Cooling Tower Replacement	355,140	-	355,140		0	-	Scope/Program	0%	04/28/04
0085-11936	Chemistry Bldg: Chiller Replacement	232,525	-	232,525	164,475	(3)	164,472	Construction	71%	12/30/03
0061-11937	Energy/Mineral Research Bldg: Chiller Replacement	161,510	-	161,510	155,974	99	156,073	Construction	97%	12/30/03
9900-11825	Utilities Infrastructure Needs Assessment	323,230	-	323,230	-	211,850	211,850	Ongoing	?????	07/15/04
Life Safety Projects										
0084-11307	So Bio. Fume Hoods / Energy	597,268	-	597,268	302,131	4,765	306,896	Subst. Complete	87%	12/22/03
0061-11308	EMRL Lab Fume Hoods	145,000	-	145,000	127,534	-	127,534	Complete	86%	02/21/03
0064-11306	MEB Fire Detection/Suppression System	-	-	-	277,320	-	277,320	Complete	100%	02/24/03
0005-11671	UMNH Fire System Upgrade	705,370	-	705,370	14,794	50,660	65,454	Documents	3%	04/12/04
0521-11673	SOM Fume Hood Upgrade Ph 1	1,629,882	-	1,629,882	105,485	1,552,892	1,658,377	Construction	12%	06/29/04
0091-11674	HPER Complex Fire Detection & Supp	884,295	-	884,295	587,343	10,197	597,540	Construction	23%	04/09/04
8807-11716	FIRE ALARM TRANSMISSION CAMPUS WIDE	320,000	-	320,000	271,876	4,070	275,946	Construction	82%	08/01/03
0007-11933	Life Science Bldg: Fire Detection & Suppression U	337,712	-	337,712	6,794	255,215	262,009	Pre-Construction	9%	02/05/04
0372-11934	Kennecott Bldg: Fire Detection & Suppression Up	349,510	-	349,510	7,935	271,054	278,989	Construction	9%	08/20/04
0588-11938	Nursing Building Fire Suppression System	548,307	-	548,307		53,884	53,884	Documents	1%	03/31/04
Total Projects		13,483,937	267,152	13,751,088	6,662,894	3,078,767	9,741,661			
Total Uncommitted Budget		712								

University Of Utah
Report Of Contingency Reserve Fund
For the Period of January 16, 2004 to February 27, 2004

PROJ. NO.	DESCRIPTION	CURRENT TRANSFERS	TOTALS TRANSFERS FROM CONTINGENCY	% TO CONSTR. BUDGET	PROJECT STATUS
BEGINNING BALANCE		902,713.07			
INCREASES TO CONTINGENCY RESERVE FUND					
DECREASES TO CONTINGENCY RESERVE FUND					
NEW CONSTRUCTION					
REMODELING					
PLANNING / OTHER					
ENDING BALANCE 01-00341-7000-05107		902,713.07			

University Of Utah
 Contingency Reserve Fund

		LAST QUARTERLY REPORT November-04		CURRENT QUARTERLY REPORT February-04		
Project No.	Description	Contingency Budget Percentage	Transfers From Contingency	% Of Construction Budget	Transfers From Contingency	% Of Construction Budget
Total Transfers			0		0	

University Of Utah
Report Of Project Reserve Fund Activity
For the Period of January 16, 2004 to February 27, 2004

PROJECT NUMBER	PROJECT TITLE	TRANSFER AMOUNT	DESCRIPTION FOR CONTINGENCY TRANSFER	% OF CONSTR. BUDGET
	BEGINNING BALANCE	172,982.70		
	INCREASES TO PROJECT RESERVE FUND:			
	DECREASES TO PROJECT RESERVE FUND:			

CURRENT BALANCE OF PROJECT RESERVE: 172,982.70

University of Utah

Construction Contract Status Report

February 27, 2004

Project Name - Listed by Most Days Over Time	Vendor	Current Contract Amount	Current Contract Days	Days Left	% Paid	Substantial Completion Date
Closed Contracts						
0064-11503	MEB, Governors Eng. Initiative Renovation, Phase I	431,933	75	5	95.0%	12/05/02
0529-10759	University Hospital Expansion	19,630,102	806	92	96.0%	03/20/03
0053-11707	Union, Lobby Restroom Remodel	\$119,297	81	12	100.0%	08/13/03
0103-11171	East Ballfield, Restrooms & Concessions	434,595	90	-2	93.0%	10/30/03
0588-11498	Nursing Bldg, 5th Floor Remodel	642,817	75	-20	100.0%	12/15/03
Open Contracts						
8840-10980	Road and Parking Lot Renovations	\$1,945,234	112	-74	93.0%	
0565-9585	Emma Eccles Jones Medical Sciences Bldg	31,802,180	120	-60	8.0%	
8804-11610	Fort Douglas Infrastructure Improvements	\$760,669	176	-58	85.0%	
0556-10970	Huntsman Cancer Institute, Phase II	68,246,114	990	97	95.0%	
New Contracts						
	Cottonwood Builders, Inc.					
	Jacobson Construction					
	Wasatch Electric					
	Layton Construction Co.					



OFFICE OF THE VICE PRESIDENT
FOR FINANCE AND BUSINESS
1445 Old Main Hill
Logan, UT 84322-1445
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25 February 2004

F. Keith Stepan, Director
Division of Facilities Construction
and Management
4110 State Office Building
Salt Lake City, UT 84114

Dear Keith:

SUBJECT: Reallocation of Capital Improvement Funds to Support Technical Support Services
Renovation, DFCM #03046770

The Technical Support Services project currently has a budget of \$400,000. This is a very important project to USU. It was originally intended that this department would be housed in the new Library. With revisions to that project, the space for Technical Support Services has been eliminated. It was felt the renovation of the old Photography Services area would be an excellent location for Technical Support Services. Pre-design work by Robert Jacoby Architect indicates that the amount needed to complete this project has been severely underestimated. The renovation is technologically intensive requiring additional cooling capacity, and vibration isolation is necessary to protect the edit rooms. The realistic project budget is \$691,936.

In order to move ahead with this project, we are proposing that the \$291,936 shortfall be funded as follows:

1. Reallocate \$214,123 from Steam System Supply (HPER/Museum of Art), DFCM Project #02227770
2. Reallocate \$77,813 from Nutrition and Food Science Chiller Replacement, DFCM Project #02239770

The cost to complete these two projects has been far less than anticipated. The excess funds would be well spent on the Technical Support Services Renovation project.

Please place this reallocation request on the agenda for consideration at the March 2004 Building Board meeting. Your support is appreciated.

Sincerely,

A handwritten signature in black ink, appearing to read "Kevin C. Womack".

Kevin C. Womack
Associate Vice President for
Business and Finance

KCW/jm

c: Kenneth E. Nye
Darrell E. Hart



OFFICE OF THE VICE PRESIDENT
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25 February 2004

F. Keith Stepan, Director
Division of Facilities Construction
and Management
4110 State Office Building
Salt Lake City, Utah 84114

Dear Keith:

SUBJECT: USU Administrative Reports for March 2004 Building Board Meeting

The following is a summary of the quarterly administrative reports for USU for the period 01/14/04 to 02/25/04:

Professional Contracts, 3 contracts issued (Page 1)

Item 1, University Inn Renovation - The contract amount includes the design fee in the amount of \$26,964 and furnishings for \$212,354.

Construction Contracts, 7 contracts issued (Page 2)

Item 1, Inside Wiring Phase I - The construction budget for materials and installation of wire is \$1,018,300. Multiple construction contracts will be issued as needed.

Item 2, University Inn Renovation - The construction budget and the contract amount is the same. This project is funded by the University Inn, an auxiliary service department. A budget sheet was not prepared prior to bidding.

Item 3, Campus Fiber Optic Enhancements - The construction budget for materials and installation is \$697,500. Multiple construction contracts will be issued as needed.

Items 4, Buried Natural Gas Pipe Replacement - The construction budget and the contract amount is the same. This contract represents only a portion of the construction budget total amount. Multiple contracts will be issued to eventually meet the construction budget amount.

Report of Contingency Reserve Fund (Page 3)

No significant items.

Contingency Fund Cumulative Transfers Quarterly Report (Page 4)

Veterinary Science Electrical/Mechanical Upgrade - Contingency fund transfers in excess of the amount contributed to the fund were needed due to unforeseen conditions that arose during the course of the project.

All other projects in excellent order.

F. Keith Stepan
25 February 2004
Page 2

Report of Project Reserve Fund Activity (Page 5)

No changes.

Summary of the Statewide Accounts Quarterly Report (Page 6)

No significant items. One note of change is that the A-6 Parking Lot Overlay was originally funded as the North Shuttle Bus Turnaround. Due to new UDOT highway management plan requirements, the cost of completing the North Shuttle Bus Turnaround has increased more than 50% greater than funds allocated. USU has decided not to continue with this project. Minor costs to date, minor repairs and slurry seal of this lot will be paid from the Slurry Seal at Various Lots project. The \$95,000 appropriated for the North Shuttle Bus Turnaround will now be spent on the A-6 Parking Lot Overlay, which was USU's number one paving priority for FY05 funding.

Construction Contract Status Quarterly Report (Page 7)

All projects are in very good order. The contract with Simplex Grinnell on the Housing sprinkler system project indicates 148 days over in time simply because the contractor has not returned the signed Certificate of Substantial Completion form. When the form is returned, the status of the project will change.

Current Delegated Projects List, (Pages 8-9)

Two new projects are the University Inn Renovation and the Brigham City Campus Remodel (delegated to USU in the February 2004 Building Board meeting). Three projects are now complete. They are First Dam Repairs Phase III, Caine Dairy Improvements, and Spectrum Roofing.

Representatives from Utah State University will attend the Building Board meeting to address any questions the Board may have.

Sincerely,



Kevin C. Womack
Associates Vice President for
Business and Finance

KCW/jm

c: Darrell E. Hart
Stanley G. Kane
Brent Windley



Office of the Vice President for Business and Finance
1445 Old Main Hill
Logan, UT 84322-1445

Professional Contracts Awarded From 01/14/04 to 02/25/04

Contract Name	Firm Name	Budget	Fee Amount	Comments
1 University Inn Renovation	Medici Company	\$239,317.93	\$239,317.93	Contract includes design fee and furnishings
MISCELLANEOUS CONTRACTS				
2 Water Lab Fire Damage Repairs	Spectrum Engineers		\$5,353.90	Engineering services
3 Recital Hall	Cache-Landmark Engineering		\$2,000.00	Survey
Total		\$239,317.93	\$246,671.83	

Construction Contracts

Awarded From 01/14/04 to 02/25/04

Project	Firm Name	Design Firm	Const Budget	Contract Amt	Comments
1 Inside Wiring Phase I	Cache Valley Electric	USU Facilities Planning and Design	\$534,095.00	\$534,095.00	
2 University Inn Renovation	Bailey Construction	Medici Company	\$333,145.00	\$333,145.00	
3 Campus Fiber Optic Enhancements	Americom Technology	USU Facilities Planning and Design	\$105,750.00	\$105,750.00	
4 Buried Natural Gas Pipe Replacement	Whitaker Construction	USU Facilities Planning and Design	\$37,785.00	\$37,785.00	
5 Water Tank Retrofit/Stabilize Reservoir	Spindler Construction	Sargent Engineers	n/a	\$13,697.93	Construction management contract
MISCELLANEOUS CONTRACTS					
6 Central Plant Chiller Addition	Eagle Environmental			\$3,890.00	Asbestos
7 Cogeneration/Chilled Water	Eagle Environmental			\$3,480.00	Asbestos
Total			\$1,010,775.00	\$1,031,842.93	

Report of Contingency Reserve Fund

From 01/14/04 to 02/25/04

Project Title	Current Transfers	Total Transfers To (From) Contingency	% to Construction Budget	Project Status	% Completed (Paid)
BEGINNING BALANCE	\$623,030.06				
INCREASES TO CONTINGENCY RESERVE FUND					
None					
DECREASES TO CONTINGENCY RESERVE FUND					
Nutrition & Food Science Fire Alarm Upgrade (Change order)	(4,212.81)	(4,219.90)	3.27%	Substantial Completion	91%
Caine Dairy Improvements (Change order)	(2,320.00)	(7,974.02)	8.52%	Complete	100%
Fine Arts Visual Fire Alarm/Generator Upgrade (Change orders)	(1,276.69)	(1,283.78)	0.61%	Substantial Completion	95%
Water Lab Fire Alarm Upgrade (Change order)	(211.47)	(3,502.99)	2.06%	Substantial Completion	95%
ENDING BALANCE	\$615,009.09				

Contingency Fund Cumulative Transfers Quarterly Report (As of 02/25/04)

Description	% of Const. Budget to Contingency Fund	11/12/03		02/25/04		Project Status
		Transfers To (From) Contingency	% To Construction Budget	Transfers To (From) Contingency	% To Construction Budget	
Veterinary Science Electrical/Mechanical Upgrade	8.00%		6.67%		10.46%	Substantial Completion
Caine Dairy Improvements	8.00%	(\$16,665.88)	6.04%	(\$26,139.47)	8.52%	Complete
Guard Rails/Hand Rails	9.50%	(\$5,654.02)	2.47%	(\$7,974.02)	2.47%	Construction
Nutrition & Food Science Fire Alarm Upgrade	8.00%	(\$4,962.00)	0.00%	(\$4,962.00)	3.27%	Substantial Completion
Water Lab Fire Alarm Upgrade	7.65%	\$0.00	0.00%	(\$4,219.90)	2.06%	Substantial Completion
First Dam Repairs Phase III (State funded portion only)	8.55%	\$0.00	0.00%	(\$3,502.99)	1.16%	Complete
Fine Arts Visual Fire Alarm/Generator Upgrade	9.05%	\$0.00	0.00%	(\$2,776.36)	0.61%	Substantial Completion
Water Tank Retrofit/Stabilize Reservoir	4.09%	\$0.00	0.29%	(\$1,283.78)	0.29%	Partial Comp/Construction
Fume Hoods Biology/Natural Resources	8.00%	(\$437.50)	0.00%	(\$437.50)	0.00%	Partial Completion/Design
Transformer/High Voltage Distribution Line/Water System (2001 Utility Upgrade)	8.00%	\$0.00	0.00%	\$0.00	0.00%	Substantial Completion
Campus Air Conditioning Phase II	8.00%	\$0.00	0.00%	\$0.00	0.00%	Substantial Completion
Campus Safety Lighting	9.05%	\$0.00	0.00%	\$0.00	0.00%	Pending
Electrical Cabling from North Sub-Station	7.65%	\$0.00	0.00%	\$0.00	0.00%	Pending
Campus Fiber Optic Enhancements	3.64%	\$0.00	0.00%	\$0.00	0.00%	Construction
Steam System Supply (HPER/Museum of Art)	5.32%	\$0.00	0.00%	\$0.00	0.00%	Construction
Technical Support Services Renovation	8.00%	\$0.00	0.00%	\$0.00	0.00%	Design
Tunnel Extension - Edith Bowen Area	9.00%	\$0.00	0.00%	\$0.00	0.00%	Construction
Central Plant Chiller Addition (Natural Res. & Spectrum)	9.00%	\$0.00	0.00%	\$0.00	0.00%	Construction
Buried Natural Gas Pipe Replacement	9.00%	\$0.00	0.00%	\$0.00	0.00%	Construction
Old Heat Plant Tank Removal	8.00%	\$0.00	0.00%	\$0.00	0.00%	Construction
Steam/Condensate Pipe Replacement	9.00%	\$0.00	0.00%	\$0.00	0.00%	Substantial Completion
Lundberg Fire Escape	9.00%	\$0.00	0.00%	\$0.00	0.00%	Pending
New Well	9.00%	\$0.00	0.00%	\$0.00	0.00%	Design
Veterinary Science Fire Pumps/Generator	9.00%	\$0.00	0.00%	\$0.00	0.00%	Study
CPD Fire Alarm Upgrade	9.00%	\$0.00	0.00%	\$0.00	0.00%	Pending



Office of the Vice President for Business and Finance
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Logan, UT 84322-1445

Report of Project Reserve Fund Activity From 01/14/04 to 02/25/04

Project Title	Transfer Amount	Description	% of Construction Budget
BEGINNING BALANCE	\$145,617.77		
INCREASES TO PROJECT RESERVE FUND None			
DECREASES TO PROJECT RESERVE FUND None			
ENDING BALANCE	\$145,617.77		



Office of the Vice President for Business and Finance
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Logan, UT 84322-1445

Summary of the Statewide Accounts Quarterly Report (As of 02/25/04)

DFCM Number	Project	Key	DFCM Statewide Funds	USU/ Other Funds	Total Project Budget	Previous Encumb.	Current Encumb.	Total Encumb.	Project Status
LIFE SAFETY									
99115770	Ag Science Elevator/Communications	A	111,127	15,396	126,523	0	126,523	126,523	Construction
PAVING									
02086770	Motor Pool South/Public Safety	C	280,635	38,041	318,676	315,942	0	315,942	Construction
02238770	Slurry Seal at Various Lots	C	46,000		46,000	0	3,303	3,303	Partial Design
03117770	A-6 Parking Lot Overlay	D	95,000		95,000	5,850	(5,850)	0	Pending
03118770	A-2 Parking Lot Overlay	D	60,000		60,000	0	0	0	Pending
	Miscellaneous Paving		45,013		45,013	45,013	0	45,013	Complete
ROOFING									
02126770	Spectrum	C	52,919	54,546	107,465	107,465	0	107,465	Complete
	Miscellaneous Roofing		66,666		66,666	23,127	0	23,127	Pending
ENERGY & WATER CONSERVATION									
01214770	Classroom/Office Sensors	B	100,000		100,000	89,781	3,162	92,943	In-house Installation
01215770	UWRL Lighting/Occupancy	B	112,000		112,000	80,266	0	80,266	In-house Installation
02239770	Nutrition & Food Science Chiller Replacement	C	300,000		300,000	222,186	0	222,186	Equipment installation
02240770	Insulate Condensate Lines	C	200,000		200,000	0	0	0	Pending
TOTALS			\$1,469,360	\$107,983	\$1,577,343	\$889,630	\$127,138	\$1,016,768	

Key:

- A - Projects Funded from Prior Years
- B - Projects from 2001-02 Priority List
- C - Projects from 2002-03 Priority List
- D - Projects from 2003-04 Priority List

Construction Contract Status Quarterly Report (As of 02/25/04)

Manager	Project Number	Contract Name	Vendor	Current Contract Amount	Current Contract Days	Days Left	Perc Paid	Sub Comp
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CLOSED CONTRACTS

Whitaker	8-81096	Lab Animal Research Center Addition	Bailey Construction	\$266,760	119	-12	100.0%	10/07/03
Holt	8-81134	Fine Arts Visual Fire Alarm/Generator Upgrade	Bailey Construction	\$73,759	151	9	100.0%	01/16/04
Holt	8-80527	Campus Fiber Optic Enhancements	Cache Valley Electric	\$20,088	30	14	100.0%	10/15/03
Holt	8-81132	High Voltage Distribution Line (2001 Utility Package)	Cache Valley Electric	\$53,248	120	16	100.0%	01/28/04
Holt	8-81132	High Voltage Distribution Line (2001 Utility Package)	Tec Electric	\$64,227	128	24	100.0%	01/28/04
Kane	8-81099	Steam Syssem Supply (HPER and Museum of Art)	Spindler Construction (Const mgt)	\$98,343	n/a	n/a	100.0%	n/a
Whitaker	8-81133	Water Tank Retrofit/Stabilize Reservoir	Spindler Construction (Const mgt)	\$13,698	n/a	n/a	100.0%	n/a

OPEN CONTRACTS

Kane	8-80429	Housing Fire and Life Safety Improvements (Sprinkler Systems)	SimplexGrinnell	\$695,359	487	-148	97.6%	
Mortensen	8-81083	Campus Air Conditioning Phase II	Raymond Construction	\$294,942	90	-4	98.0%	10/23/03
Fitch	8-80338	Bookstore Renovation/North and South (Revised start date for South Bookstore)	Raymond Construction	\$1,585,634	80	1	99.5%	08/02/03
Whitaker	8-81100	Veterinary Science Electrical/Mechanical Upgrade	Bailey Construction	\$303,588	148	2	99.0%	09/09/03
Whitaker	8-81138	Nutrition & Food Science Fire Alarm Upgrade	Tec Electric	\$106,375	90	11	91.2%	01/20/04
Whitaker	8-81136	Water Lab Fire Alarm Upgrade	Tec Electric	\$89,762	90	11	94.8%	01/20/04
Whitaker	8-81134	Fine Arts Visual Fire Alarm/Generator Upgrade	Tec Electric	\$82,250	90	11	94.0%	01/20/04
Holt	8-80527	Campus Fiber Optic Enhancements	Tec Electric	\$63,879	120	25	75.3%	
Huppi	8-81114	Motor Pool South/Pubic Safetey (Paving)	LeGrand Johnson Construction	\$302,557	292	96	97.6%	
Mortensen	8-81107	Central Plant Chiller Addition (Natural Resources & Spectrum)	Jacobsen Construction	\$470,523	305	107	18.5%	
Kane	8-81090	Cogeneration/Chilled Water	Jacobsen Construction	\$13,498,615	561	128	87.8%	
Whitaker	8-81105	Water Lab Fire Damage Repairs	Bailey Construction	\$396,323	n/a	n/a	100.0%	(Not done)
Fitch	8-81065	Guard Rails/Hand Rails	Spindler Construction (Const mgt)	\$194,795	n/a	n/a	96.0%	

NEW CONTRACTS

Holt	8-80530	Inside Wiring Phase I	Bailey Construction	\$69,799	70	-10	73.9%	
Kane	8-80256	University Inn Renovation	Bailey Construction	\$365,065	55	5	32.6%	
Holt	8-80527	Campus Fiber Optic Enhancements	Americom Technology	\$120,815	77	35	50.0%	
Whitaker	8-81133	Water Tank Retrofit/Stabilize Reservoir	Island Heights Construction	\$19,500	103	66	0.0%	
Whitaker	8-81133	Water Tank Retrofit/Stabilize Reservoir	ProTech	\$52,675		66	0.0%	
Fitch	8-81140	Tunnel Extension - Edith Bowen Area	Jacobsen Construction	\$253,942	120	113	0.0%	
Holt	8-81133	Inside Wiring Phase I	Cache Valley Electric	\$534,095		279	0.0%	
Dunkley	8-81141	Buried Natural Gas Pipe Replacement	Whitaker Construction	\$37,785	180		0.0%	
Fitch	8-81058	Ag Science Elevator/Communications	Spindler Construction (Const mgt)	\$126,523	n/a	n/a	4.1%	

Current Delegated Projects List

02/25/04

Project Number	Project Name	Phase	Project Budget
CAPITAL DEVELOPMENT/IMPROVEMENT			
8-81123	First Dam Repairs Phase III	Complete	\$3,751,727 *
8-81065	Guard Rails/Hand Rails	Construction	250,000
8-80336	Utah Botanical Center Pavilion/Restroom	Substantial Completion	275,769
8-81077	Caine Dairy Improvements	Complete	235,492
8-81081	Fume Hoods Biology/Natural Resources	Partial Completion/Design	905,000
8-81132	Transformer/High Voltage Distribution Line/Water System (2001 Utility Upgrade)	Substantial Completion	990,000
8-81083	Campus Air Conditioning Phase II	Substantial Completion	500,000
8-80338	Bookstore Renovation (North and South)	Substantial Completion	1,956,929
8-80409	Housing Fire and Life Safety Improvements	Partial Completion/Construction	2,500,173 *
8-80430	Master Planning (Housing/Arts)	Master Plan	587,155
8-81099	Steam System Supply (HPER/Museum of Art)	Construction	340,000
8-81100	Veterinary Science Electrical/Mechanical Upgrade	Substantial Completion	388,140
8-81134	Fine Arts Visual Fire Alarm/Generator Upgrade	Substantial Completion	194,732
	Campus Safety Lighting	Pending	50,000
	Electrical Cabling from North Sub-Station	Pending	200,000
8-80527	Campus Fiber Optic Enhancements	Construction	750,000
8-81133	Water Tank Retrofit/Stabilize Reservoir	Partial Completion/Construction	183,000
8-81136	Water Lab Fire Alarm Upgrade	Substantial Completion	116,266
8-81090	Cogeneration/Chilled Water	Construction	14,709,960 *
8-81101	Athletic Locker Room/Office Facility	Design	1,374,970
8-81096	Lab Animal Research Center Addition	Substantial Completion	297,691
8-81105	Water Lab Fire Damage Repairs	Construction	467,622
8-81009	Technical Support Services Renovation	Design	400,000
8-81140	Tunnel Extension - Edith Bowen Area	Construction	1,000,000
8-81107	Central Plant Chiller Addition (Natural Resources & Spectrum)	Construction	928,555
8-81141	Buried Natural Gas Pipe Replacement	Construction	100,000
8-80611	Old Heat Plant Tank Removal	Substantial Completion	50,000
	Steam/Condensate Pipe Replacement	Pending	250,000
8-81138	Nutrition & Food Science Fire Alarm Upgrade	Substantial Completion	123,162
8-81137	Lundberg Fire Escape	Design	50,000
8-81139	New Well	Study	350,000
	Veterinary Science Fire Pumps/Generator	Pending	350,000

8-80530	Inside Wiring Phase I CPD Fire Alarm Upgrade	Construction Pending	1,675,000 165,841
8-81109	HPER Upgrades	Design	1,000,000
8-81108	Recital Hall	Design	8,713,890 *
8-80346	University Inn Renovation (NEW PROJECT) Brigham City Campus Remodel (NEW PROJECT)	Construction Pending	716,223 450,000 *
LIFE SAFETY (STATEWIDE)			
8-81058	Ag Science Elevator/Communications	Construction	126,523
PAVING (STATEWIDE)			
8-81114	Motor Pool South/Public Safety	Construction	318,676
8-81114	Slurry Seal at Various Lots	Partial Design	46,000
8-81114	A-6 Parking Lot Overlay (Originally North Shuttle Bus Turnaround)	Pending	95,000
8-81114	A-2 Parking Lot Overlay	Pending	60,000
8-81114	Miscellaneous Paving	Complete	45,013
ROOFING (STATEWIDE)			
8-81008	Spectrum	Complete	107,465
8-81008	Miscellaneous Roofing	Pending	66,666
ENERGY & WATER CONSERVATION (STATEWIDE)			
8-81084	Classroom/Office Sensors	In-house Installation	100,000
8-81088	UWRL Lighting/Occupancy	In-house Installation	112,000
8-81104	Nutrition & Food Science Chiller Replacement Insulate Condensate Lines	Equipment Installation Pending	300,000 200,000
TOTAL (50)			<u>\$48,924,640</u>

* Project management delegated to USU.



Olene S. Walker
Governor

Utah State Building Board

4110 State Office Building
Salt Lake City, Utah 84114
Phone (801) 538-3018
Fax (801) 538-3267

MEMORANDUM

To: Utah State Building Board
From: F. Keith Stepan
Date: March 17, 2004
Subject: **Administrative Reports for DFCM**

The following is a summary of the administrative reports for DFCM.

Lease Report (Page 1)

No significant Items.

Architect/Engineering Agreements Awarded, 7 Agreements Issued (Page 2)

Item 2, Monument Valley Vendor Village, Navajo Trust Fund

Direct Award for design to EMA Architects, based upon the firm already working on the Arizona DOT portion of this project, and good performance ratings on DFCM projects.

Construction Contracts Awarded, 61 Contracts Issued (Page 3 - 4)

Item 1, Decker Lake Youth Facility Multi-Denominational Chapel

This contract was awarded on a sole source selection based on volunteer labor and discounted subcontractor costs.

Item 2, Roosevelt DOT Maintenance Station Addition

The balance of the construction cost over budget, was covered by DOT

Item 14, Willard Bay Recreation Area Facility Improvements Ph III

The cost of the contract to Gramoll Construction is split 50/50 between the State and the Bureau of Reclamation.

Item 15, SLCC South City Campus Shop Building Asbestos Abatement

This contract was awarded on a sole source emergency selection, based on qualified contractor, and response time in an emergency situation.

Item 17, USU Old Steam Plant Asbestos Abatement for Demolition

This was handled as an invitational bid selection. The three largest and most qualified abatement contractors were requested to turn in proposals for this work. This was based on meeting a short time frame for the project.

Item 18, State Developmental Center Willowcreek Residence emergency asbestos abatement

This contract was awarded on a sole source emergency basis, to keep the remodeling project on schedule.

Report of Contingency Reserve Fund (Page 5)

Increases

No significant Items.

Decreases, New Construction

Washington County Youth Facility

This change order covers negotiated costs with the City and the sewer district in providing utilities to the project. Other items in the change order include a deduction for deleting the transformer from the contract and having the City supply it, as well as adding exit request buttons to the cells in the long term detention wing.

Decreases, Remodeling

Orem District/Juvenile Courts Remodel

This covers change orders #3 and #4 on this project. Included in the change orders are omissions to cover a change in the carpet base to match existing conditions, add vinyl wall covering to match the new adjacent wall covering, upgrade the finish of the door hardware, unknown conditions to provide new carpet on the inside of the witness stands, add one-hour rated doors at each of the three levels in the entry lobby, add new fire dampers in new and existing duct work, new fire doors on the elevator doors on Levels 1 and 2, and other Fire Marshall requirements.

Egan Fish Hatchery Main Water Supply

This covers scope changes to increase the pipe size from 14" to 18" on the water well delivery line into the hatchery building to accommodate the newly designed system and to meet the need by the hatchery for an increased volume of water above the existing amount.

Decreases, Remodeling

Draper Prison Uinta and Oquirrh Facilities Shower Tile Replacement Ph. II

This change order covers the addition of the remaining 14 showers in these buildings, to complete the project.

Report of Project Reserve Fund Activity (Page 6)

Increases

These items reflect savings on projects that were transferred to Project Reserve per statute. Many projects were closed last month, as DFCM staff continues to make this a high priority.

Decreases

Both transfers were to award construction contracts that exceeded the construction budget.

Statewide Planning Fund (Page 7)

No changes.

Emergency Fund Report (Page 8)

These transfers are for a; failed rooftop HVAC unit at the Brigham Regional Complex, and exterior lighting at the Provo Regional Center for safety reasons.

Statewide Funds Reports (Pages 9 - 15)

No significant Items.

Quarterly Contingency Fund Report (Pages 16 - 20)

The projects that reflect above average draws from the contingency fund have been reviewed previously with the Board as the larger draws occurred.

FKS:DDW:sl

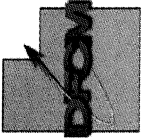
Attachment

LEASE REPORT From 1/14/2004 to 2/25/04

No	Agency/Location	Services	Space Type	Lease Term	Square Feet Old New	Cost/Sq. Ft. Old New	Comment
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AMENDMENTS

1.	Human Services Child and Family Services, Heber	Full	Office	4 Yrs.	4,396 4,396	\$16.50 \$17.50	Renewal, increase to market.
2.	Human Services, Juvenile Justice Services Ogden	Net	Human Resource	3 Yrs.	3,154 3,154	\$ 3.88 \$ 4.56	Renewal at market and change of occupant to Juvenile Justice Services.
3.	Human Services Child and Family Services, Price	Full	Office	Same	15,718 15,023	\$15.20 \$16.81	Amendment to the lease to remove additional rentals.
4.	National Guard Recruitment	Net	Office	1 Yr.	1,470 1,470	\$14.06 \$14.90	Renewal, increase to market.
5.	Natural Resources Wildlife Resources Price	Full	Office	Same	4,940 5,323	\$15.20 \$16.81	Amendment to the lease to remove additional rentals.
6.	Workforce Services Price	Full	Office	Same	18,651 17,315	\$15.20 \$16.81	Amendment to the lease to remove additional rentals.



Division of Facilities Construction and Management
4110 State Office Building Salt Lake City, UT 84114

Professional Contracts Awarded From 1/16/2004 To 2/26/2004

Design

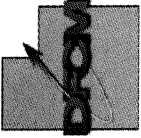
<u>Agency</u>	<u>Contract Name</u>	<u>Firm</u>	<u>Type</u>	<u>Budget</u>	<u>Contract Amt</u>
1 CEU	CEU SAN JUAN QUAD ACTIVITY ADDITION DESIGN	PJHM.UTAH COMPANY	DESIGN	\$19,000.00	\$19,000.00
2 NAVAJO	MONUMENT VALLEY VENDOR VILLAGE - NAVAHO TRUST FUND	EMA ARCHITECTS LLC	DESIGN	\$65,840.00	\$65,840.00
3 JV COURT	3RD DIST JUVENILE COURT EGRESS REMODEL DESIGN	THALMANN FRED LAIA	DESIGN	\$7,000.00	\$6,970.00
4 DEQ	DEQ BLDGS 1 & 2 HVAC REPLACEMENT DESIGN	WHW ENGINEERING INC	DESIGN	\$30,443.00	\$25,000.00

Programming/Master Planning

<u>Agency</u>	<u>Contract Name</u>	<u>Firm</u>	<u>Type</u>	<u>Budget</u>	<u>Contract Amt</u>
5 USU	ENGINEERING LAB BUILDING REMODEL PROGRAMMING SERVICES	COOPER ROBERTS SIMONSEN ARCHITECTS	PROGRAMMING	\$123,000.00	\$122,500.00

Miscellaneous Services

<u>Agency</u>	<u>Contract Name</u>	<u>Firm</u>	<u>Type</u>	<u>Budget</u>	<u>Contract Amt</u>
6 WILDLIFE	DWR EPHRAIM SEED WAREHOUSE INSPECTION/TESTING SVCS	CHRISTENSEN BROTHERS AND ASSOCIATES	INSP OBSERV SER	\$12,000.00	\$11,984.00
7 COURTS	WEST JORDAN COURT COMPLEX INSPECTION/TESTING SERVICES	SUNRISE ENGINEERING INC	INSP OBSERV SER	\$135,000.00	\$132,025.00
8 PARKS	BEAR LAKE STATE PARK MARINA INSPECTION/TESTING SERVICES	SUNRISE ENGINEERING INC	INSP OBSERV SER	\$15,000.00	\$14,678.00
9 CAP PRESV	CAPITOL HILL WEST LEGISLATIVE BLDG APPENDAGE INSPECTION/TESTING	SUNRISE ENGINEERING INC	INSP OBSERV SER	\$18,000.00	\$17,153.20
10 DEVEL CTR	USDC WILLOWCREEK BLDG REMODEL INSPECTION/TESTING SVCS	CHRISTENSEN BROTHERS AND ASSOCIATES	INSP OBSERV SER	\$11,295.00	\$8,337.00
11 UU	UU MORAN EYE CTR PHASE II INSPECTION/TESTING SVCS	CHRISTENSEN BROTHERS AND ASSOCIATES	INSP OBSERV SER	\$408,000.00	\$407,677.20
12 WSU	WSU ENG TECH BLDG 3RD PARTY ENVIRONMENTAL MANAGEMENT SVCS	ROWLAND CONSULTING INC	HAZ MAT CONSULT	\$10,000.00	\$9,856.16



Division of Facilities Construction and Management

4110 State Office Building Salt Lake City, UT 84114

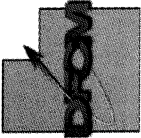
Construction Contracts Awarded From 1/16/2004 To 2/26/2004

Construction

<u>Agency</u>	<u>Contract Name</u>	<u>Firm</u>	<u>Type</u>	<u>Budget</u>	<u>Contract Amt</u>
1 YTH CORR	MULTI-DENOMINATIONAL CHAPEL-DECKER LAKE YOUTH CORR FAC	ARAGORN CONSTRUCTION LLC	CONST NEW SPACE	\$110,000.00	\$100,050.00
2 REGION 3	ROOSEVELT MAINTENANCE STATION ADDITION	BRETT WOODS CONSTRUCTION INC	CONST REMODEL	\$290,400.00	\$366,014.00
3 PARKS	CULINARY WATER IMPROVEMENTS - OTTER CREEK STATE PARK	LARRY ROSE CONSTRUCTION	CONST REMODEL	\$70,000.00	\$43,485.00
4 COURTS	MATHESON COURTS PUBLIC RESTROOM PARTITION IMPROVEMENTS	ROBERT I MERRILL COMPANY	CONST REMODEL	\$30,000.00	\$29,935.00
5 DFCM	PROVO REGIONAL CENTER FIRE DOOR IMPROVEMENTS	ROBERT I MERRILL COMPANY	CONST REMODEL	\$38,488.00	\$15,940.00
6 DFCM	PROVO REGIONAL CENTER EXTERIOR LIGHTING IMPROVEMENTS	WILKINSON ELECTRIC INC.	CONST REMODEL	\$15,500.00	\$15,139.00
7 REGION 4	MONTICELLO MAINTENANCE STATION ADDITION	WCI, LLC	CONST REMODEL	\$329,400.00	\$329,400.00
8 HEALTH	FRAZER LAB REMODEL AND HVAC IMPROVEMENTS	RUECKERT CONSTRUCTION COMPANY	CONST REMODEL	\$35,000.00	\$34,686.00
9 DFCM	FIRE ALARM UPGRADE - OGDEN REGIONAL CENTER	UTAH CONTROLS INC	CONST REMODEL	\$160,725.00	\$93,355.00
10 PARKS	RESTROOMS SEPTIC SYSTEM & SEWER LINE INSTALLATION-SOLDIER HOLLOW	LANCE EXCAVATING INC	CONST SITE IMP	\$38,000.00	\$15,887.00
11 DFCM	LOGAN 1ST DISTRICT COURT UPS IMPROVEMENTS	TECH CONNECT	CONST REMODEL	\$35,000.00	\$34,784.00
12 UVSC	DOMESTIC AND HVAC PIPING REPLACEMENT	RALPH TYE & SONS INC	CONST REMODEL	\$245,000.00	\$244,186.00
13 UDOT-ADMN	UDOT MTF BLDG RADIO REPAIR SHOP CONF RM REMODEL	HOUCK CONSTRUCTION	CONST REMODEL	\$9,000.00	\$8,741.00
14 PARKS	WILLARD BAY RECREATION AREA FAC IMPROVEMENTS PH III	GRAMOLL CONSTRUCTION COMPANY	CONST REMODEL	\$1,675,000.00	\$1,654,948.00

Miscellaneous Construction

<u>Agency</u>	<u>Contract Name</u>	<u>Firm</u>	<u>Type</u>	<u>Budget</u>	<u>Contract Amt</u>
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Division of Facilities Construction and Management

4110 State Office Building Salt Lake City, UT 84114

Construction Contracts Awarded From 1/16/2004 To 2/26/2004

<u>Agency</u>	<u>Contract Name</u>	<u>Firm</u>	<u>Type</u>	<u>Budget</u>	<u>Contract Amt</u>
15 SLCC	SLCC SCC SHOP BLDG ASBESTOS ABATEMENT	ROCMONT INDUSTRIAL CORP	HAZ MAT CONST	\$9,000.00	\$8,977.04
16 ST HOSP	HYDE BUILDING DEMOLITION	B D BARNEY CONSTRUCTION	UNCLASS CONST	\$268,310.00	\$247,800.00
17 USU	OLD STEAM PLANT ASBESTOS ABATEMENT	ENVIRONMENTAL ABATEMENT INC	HAZ MAT CONST	\$175,000.00	\$175,000.00
18 DEVEL CTR	USDC WILLOWCREEK EMERGENCY ASBESTOS ABATEMENT	ROCMONT INDUSTRIAL CORP	HAZ MAT CONST	\$15,000.00	\$14,742.36
19 WSU	WSU ENG TECH BLDG LAB REMODEL ASBESTOS ABATEMENT	ROCMONT INDUSTRIAL CORP	HAZ MAT CONST	\$45,000.00	\$44,100.00

End of Report

DFCM

Division of Construction and Management
4110 State Office Building Salt Lake City, UT 84144
Telephone (801) 538-3018 Fax (801) 538-3287

Mar-04

REPORT OF CONTINGENCY RESERVE FUND

	PROJECT TITLE	GENERAL STATE FUNDS CURRENT TRANSFERS	TRANSPORTATION FUNDS CURRENT TRANSFERS	TOTAL TRANSFERS FROM CONTINGENCY	% TO CONSTR. BUDGET	PROJECT STATUS	% Complete
	BEGINNING BALANCE	6,953,564.79	85,989.42				
	<u>INCREASES TO CONTINGENCY RESERVE FUND</u>						
	<u>FUNDING</u>						
99149	Parks & Rec	7,000.00	-	59	0.01%	Construction	28%
	Goblin Valley Improvements						
	<u>DECREASES TO CONTINGENCY RESERVE FUND</u>						
	<u>NEW CONSTRUCTION</u>						
02015	Youth Corrections	(69,620.00)	-	80,174	1.22%	Construction	70%
96151	Parks & Rec	(32,773.00)	-	102,944	1.91%	Construction	85%
01025	Youth Corrections	(26,364.42)	-	49,931	0.99%	Construction	74%
00018	Dixie College	(18,386.00)	-	58,384	0.39%	Construction	82%
01275	UDOT	-	(1,293.25)	6,464	1.81%	Construction	93%
	<u>REMODELING</u>						
02040	Courts	(23,640.00)	-	38,765	10.18%	Construction	93%
00144	State Hosp	(19,825.00)	-	49,439	4.47%	Construction	56%
97136	Wildlife	(18,725.41)	-	18,725	10.63%	Construction	85%
03198	UDOT	(16,892.64)	-	16,893	8.82%	Construction	98%
01266	OW ATC	(13,337.00)	-	54,000	7.04%	Construction	98%
03170	Corrections	(12,000.00)	-	16,000	22.18%	Construction	70%
02256	UDOT	(7,866.07)	-	7,866	2.41%	Construction	9%
02255	Wildlife	(5,038.54)	-	29,353	4.17%	Closed	100%
03007	Snow College	(5,157.00)	-	94,226	8.70%	Construction	85%
02285	WSU	(3,909.92)	-	124,777	41.70%	Closed	100%
02169	WSU	(3,901.00)	-	9,479	1.06%	Closed	100%
03012	Agriculture	(3,449.06)	-	3,449	0.93%	Construction	73%
01195	Corrections	(3,281.64)	-	34,854	3.46%	Construction	85%
02073	Courts	(1,840.00)	-	28,797	7.23%	Construction	100%
03216	UNG	(1,278.56)	-	1,279	1.57%	Closed	100%
02253	Dixie College	(1,040.00)	-	4,680	1.45%	Construction	93%
02177	DWS	(1,029.99)	-	4,293	3.67%	Complete Construction	100%
	TOTAL	6,671,209.54	84,896.17				37%

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4110 State Office Building Salt Lake City, UT 84144
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REPORT OF PROJECT RESERVE FUNDS ACTIVITY

PROJECT TITLE	STATE FUNDS	DOT FUNDS	DESCRIPTION	Mar-04	
				% of	Budget
				Constr.	
<u>BEGINNING BALANCE</u>	<u>2,800,011</u>	<u>39,449</u>			
<u>INCREASES TO PROJECT RESERVE FUND:</u>					
Parks - Dead Horse Point Visitors Center	127,230.92		Balance of Construction & Testing Budgets		13.20%
SLCC Redwood Library Fire Sprinklers/Exit Signs	85,786.79		Balance of Various Project Budgets		36.20%
BATC HVAC System Rebuild	41,765.54		Balance of Various Project Budgets		2.67%
ABC Store #21 Plumbing Upgrade	16,898.38		Balance of Various Project Budgets		98.13%
SLCC Redwood Auto Trades Cooler Replacement	10,296.73		Balance of Inspection, Testing & Insurance Budget		1.20%
SUU Multipurpose Bldg Elevator	4,771.97		Balance of Construction, Inspection & Insurance		3.43%
DIXIE Instr Bldg ADA/Fire Code Upgrades	2,252.93		Balance of Inspection Budget		0.82%
WSU Steam Tunnel Repairs	1,923.04		Balance of Inspection & Insurance Budgets		1.04%
UVSC Replace Sprinkler Clock/Valves	0.09		To Close Project		0.00%
<u>DECREASES TO PROJECT RESERVE FUND:</u>					
WILDLIFE Eagan Hatchery Water Supply Improvements	(22,165.52)		To Award Construction Contract		12.59%
ABC Store #34 Electrical Upgrade	(314.00)		To Award Construction Contract		2.76%
<u>Ending Balance</u>	<u>3,068,458</u>	<u>39,449</u>			

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STATEWIDE PLANNING FUND

\$350,000

Mar-04

INSTITUTION/ AGENCY	PROJECT NUMBER	PROJECT TITLE	AMOUNT
Southern Utah University	93177730	Shakespeare Expansion and Planning	5,950
Snow College	02273700	Master Plan	25,000
Dixie College/SLCC	03047640	Health Sciences Bldgs Programming	100,000
PLANNING FUND UNENCUMBERED BALANCE			\$219,050

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EMERGENCY FUND REPORT

Mar-04

BEGINNING BALANCE:

\$338,268

INCREASES TO EMERGENCY FUND:

None

DECREASES TO EMERGENCY FUND:

Brigham City Education Center Rooftop Unit Replacement
Provo Regional Center Exterior Lights

(12,760.00)
(15,139.00)

ENDING BALANCE OF EMERGENCY FUND

\$310,369

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Division of Construction and Management
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STATEWIDE ASBESTOS ABATEMENT PROJECTS

Mar-04

Project Number	Agency	Project	Project Budget	Previous Encumb.	Current Encumb.	Total Encumb.	Project Status
02044100	DFCM	DOC ACADEMY FIRE PUMP/RANGE ABATEMENT	545,700	276,609	0	276,609	Construction
02046310	DFCM	FY03 HAZ MAT EMERGENCY ABATEMENT	285,825	285,825	(0)	285,825	Closed
02047310	DFCM	FY03 HAZ MAT SURVEY/ASSESSMENT	246,365	246,365	(0)	246,365	Closed
02291050	Capitol Preserv Board	CAPITOL HILL PLAZA WALKWAY PAVERS ASBESTOS ABATEMENT	155,134	155,134	0	155,134	Construction
03150750	U OF U	UU ASBESTOS ABATEMENT FUNDS	25,000	210	0	210	Pending
03163310	DFCM	FY'04 HAZ MAT SURVEY/ASSESSMENT PROGRAM	707,124	75,152	114,027	189,180	Surveys
03164310	DFCM	FY'04 HAZ MAT EMERGENCY ABATEMENT FUNDS	457,830	43,341	41,740	85,082	Construction
03174250	UBATC	UBATC WELDING SHOP VENT SYS IMPROVEMENTS	144,861	135,499	9,362	144,861	Closed
03175810	Weber State	WSU STEWART LIBRARY ELEVATOR MODERNIZATION	255,000	668	0	668	Pending
03176700	Snow College	SNOW PHY PLANT OFFICES ASBESTOS ABATEMENT	38,721	0	38,721	38,721	Closed
03178100	Snow College	DRAPER FRED HOUSE ACADEMY INDOOR FIRING RANGE ABATEME	138,000	33	0	33	Pending
TOTALS			2,999,559	1,218,837	203,850	1,422,687	

CASH BALANCE OF STATEWIDE ASBESTOS FUNDS

UNENCUMBERED BALANCE	\$ 926,534
CURRENT AVAILABLE BALANCE	\$ 890,693
	\$ 890,693

STATEWIDE ROOFING PROJECTS

Mar-04

Project Number	Agency	Project	Project Budget	Previous Encumb.	Current Encumb.	Total Encumb.	Project Status
01053750	U OF U	PIONEER MEMORIAL THEATER - DELEGATE	138,000	109,072	0	109,072	Delegated
01300470	National Guard	DRAPER HQ REROOF PH III	540,000	39,859	457,336	497,195	Construction
02063030	Alcoholic Beverage Contrc	SLC ABC STORE #25 ROOFING IMPROVEME	13,200	13,200	0	13,200	Closed
02112700	Snow College	SNOW COLLEGE LIBRARY REROOF	77,995	77,995	0	77,995	Closed
02123770	USU	PUBLIC SAFETY BLDG	112,000	63,643	5,652	69,295	Construction
02125770	USU	HARRIS ATHLETICS CTR ROOF	56,335	56,335	0	56,335	Closed
02126770	USU	SPECTRUM ROOF IMPROVEMENTS	80,000	52,918	0	52,918	Delegated
02127750	U OF U	NORTH PHYSICS BLDG #083 ROOF	156,227	156,227	0	156,227	Closed
02128750	U OF U	SOCIAL & BEHAVIORAL BLDG. #027 REROOF	34,924	34,924	0	34,924	Closed
02207300	DFCM	UNALLOCATED ROOFNG FUNDS ACCOUNT	140,000	-606	135,104	134,498	Misc. Expenditures
02254640	Dixie College	SCIENCE BLD ROOFING IMPROVEMENTS	376,611	253,655	12,867	266,521	Construction
02299900	DOT	VERNAL MAINT SHOP REROOF	0	0	0	0	Closed
03021200	Education	UTAH SCHOOLS FOR THE DEAF & BLIND RO	167,799	167,799	0	167,799	Closed
03074210	BATC	BRIDGERLAND ATC ROOFING/HVAC IMPROV	420,000	420	366,828	367,248	Construction
03075770	USU	USU UNIVERSITY RESERVE BLD ROOFING	25,000	0	0	0	Design
03076770	USU	USU STADIUM PRESS BOX ROOFING IMPRO	41,958	41,958	0	41,958	Closed
03077770	USU	USU FINE ARTS ROOFING IMPROVEMENTS	185,000	0	404	404	Design
03083810	WSU	WSU ANNEX BLDG#13 ROOFING IMPROVEM	15,000	9,978	0	9,978	Construction
03084810	WSU	WSU ANNEX BLDG#9 ROOFING IMPROVEME	15,118	15,118	0	15,118	Construction
03085750	U OF U	UU MILITARY SCIENCE BLDG#023 ROOFING	38,000	0	0	0	Delegated
03086750	U OF U	UU HEARTPORT BLD#853 ROOFING IMPROV	118,000	0	0	0	Delegated
03087750	U OF U	UU ENERGY & MINERAL #056 ROOFING IMPf	0	0	0	0	Closed
03088750	U OF U	UU HEDCO BLDG #056 AND #057 ROOFING II	345,000	21,086	0	21,086	Design
03165300	DFCM	FY'04 ROOFING PREVENTATIVE MAINTENAN	315,404	170,194	148,007	318,201	Construction
03166300	DFCM	FY'04 ROOFING EMERGENCY PROGRAM	313,755	0	0	0	On-going
03167300	DFCM	FY'04 ROOFING SEISMIC PROGRAM	230,540	0	0	0	On-going
03168300	DFCM	FY'04 ROOFING UCI PROGRAM	343,066	-2,400	0	-2,400	On-going
03171470	National Guard	CAMP WILLIAMS BLDG #517 ARMORY RERO	201,000	16,505	176,180	192,685	Construction
03181790	UVSC	UVSC PLAZA PAVERS IMPROVEMENTS	1,050,000	954,117	4,997	959,114	Complete
03185310	Environmental Quality	DEQ BLD#1 ROOFING IMPROVEMENTS	80,000	0	0	0	Desin
03186660	SLCC	SLCC REDWOOD RD AUTO TRADES BLD RO	228,000	10,445	197,300	207,745	Construction
03187670	SLCC	SLCC SO CITY CAMPUS EAST ENTRY ROOFI	20,000	0	12,113	12,113	Construction
03188900	Transportation	UDOT RICHFIELD OFFICE ROOFING IMPROV	43,590	43,590	0	43,590	Closed
03204110	Corrections	CUCF ADMIN BLDG REROOF	130,000	61,026	2,504	63,530	Complete
03205790	UVSC	UVSC LEARNING RES CTR REROOF	59,877	59,877	0	59,877	Closed
03231430	DHS/Youth Corrections	GENESIS YOUTH CORRECTIONS WINDOW F	25,982	0	25,982	25,982	Closed
03232510	DNR/PARKS	JORDANELLE ST PARK BUILDINGS PIPE FLA	30,000	0	0	0	Pending
03233900	DOT	WENDOVER DOT FAC RESTROOMS REROO	30,000	0	0	0	Design

DFCM

Division of Construction and Management
4110 State Office Building Salt Lake City, UT 84144
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STATEWIDE ROOFING PROJECTS

Project Number	Agency	Project	Mar-04			
			Project Budget	Previous Encumb.	Current Encumb.	Total Encumb. Project Status
03262700	Snow College	Fern Young Bldg. Roofing Replacement	80,000	9,700	0	9,700 Construction
TOTALS			6,277,379	2,436,632	1,545,273	3,981,906

CASH BALANCE IN STATEWIDE ROOFING FUNDS

UNENCUMBERED BALANCE

CURRENT AVAILABLE BALANCE

\$ 3,883,315
\$ 2,722,585
\$ 432,614

STATEWIDE PAVING PROJECTS

Mar-04

Agency	Project	Project Budget	Previous Encumb.	Current Encumb.	Total Encumb.	Project Status
SUU	WEST CAMPUS PARKING	88,000	88,000	0	88,000	Force Account
ABC	STORE #22	23,000	10,560	0	10,560	Construction
Courts	OGDEN JUVENILE	28,000	0	11,370	11,370	Construction
National Guard	TOOELE ARMORY	40,000	0	2,500	2,500	Bidding
National Guard	LEHI ARMORY	45,000	6,150	0	6,150	Bidding
Snow College	SNOW PHYSICAL PLANT PARK LOT PAVING	48	48	0	48	Closed
Snow College	SNOW COLLEGE SOUTH TECH DRIVE PAVING	60,000	0	0	0	Bidding
UOFU	UU UNION BLDG LOOP PAVING REPAIRS - DELEGATED	18,260	15,928	0	15,928	Delegated
USU	MOTOR POOL SOUTH/PUBLIC SAFETY PAVING	195,000	95,050	99,950	195,000	Closed
UVSC	UVSC NEW PARK LOT O - FORCE ACCOUNT	94,000	94,000	0	94,000	Force Account
UBATC	UBATC TRUCK AREA PAVING	110,711	6,947	103,764	110,711	Construction
ABC	ABC STORE #25 PAVING REPAIRS	70,000	0	35,150	35,150	Construction
Corrections	DRAPER PRISON TIMP GATEHOUSE TO OLYMPIUS PAVI	45,000	0	29,883	29,883	Construction
Parks & Rec.	DNR GOBLIN VALLEY ST PK PAVING REPAIRS	285,000	20,964	225,960	246,924	Construction
Wildlife Resources	DWR NERO GAME FARM PARK LOT REPAIRS	65,000	35,049	1,982	37,031	Construction
USU	VARIOUS PRK LOTS SLURRY SEALING	46,000	0	0	0	Delegated
DFCM	FY'04 PAVING PREVENTATIVE MAINT FUND	333,073	161,019	103,112	264,131	Construction
DFCM	FY'04 PAVING UCI CRACKSEAL ACCOUNT	250,000	164,443	54,720	219,163	Construction
SUU	SUU MAIN PARKING LOT PAVING REPAIRS	120,000	75,000	45,000	120,000	Force Account
CEU	CEU SCIENCE/PURCHASING BLDG PARK SLURRY	45,000	0	16,900	16,900	Construction
DFCM	BRIGHAM CITY EDUC CTR PARK LOT DRAINAGE	52,000	0	52,000	52,000	Closed
Youth Corrections	DYC WEBER VALLEY DET CTR PAVING REPAIRS	35,000	3,300	0	3,300	Construction
Developmental Center	USDC MAIN PARKING LOT PAVING REPAIRS	80,000	21	7,296	7,316	Construction
St Hospital	ST HOSPITAL MAIN PARK LOT PAVING REPAIRS	40,000	0	35,000	35,000	Construction
Dixie	DIXIE MAIN PARKING LOT PAVING REPAIRS	170,000	534	122,404	122,937	Construction
National Guard	DRAPER NAT GUARD ADMIN BLD FRONT/WEST PARK L	75,000	0	0	0	Construction
Parks & Rec.	BEAR LAKE BIG CREEK CAMPGROUND PAVING REPAIR	90,000	5,177	65,271	70,448	Construction
Parks & Rec.	GREEN RIVER PARK LOT ASPHALT REPAIRS	75,000	21	25,874	25,895	Construction
Parks & Rec.	ANTELOPE ISLAND BUFFALO PARK/PAVEMENT REPAIR	85,000	8,915	59,466	68,380	Construction
SLCC	SLCC JORDAN CAMPUS PARK LOT SLURRY SEAL	30,000	0	0	0	Bidding
SLCC	SLCC REDWOOD MAINT BLDG CONCRETE AND PAVING	120,800	8,513	103,856	112,369	Construction
SLCC	SLCC S CITY MAIN PARK LOT CONCRETE PAVERS	75,000	6,700	54,039	60,738	Construction
SLCC	SLCC REDWOOD RD CAMPUS RING ROAD SLURRY	80,000	21	49,000	49,021	Construction
Snow College	SNOW COLLEGE MAIN CAMPUS SLURRY	74,952	0	24,284	24,284	Construction
Snow College	SNOW LIBRARY PARKING ASPHALT REPAIRS	45,000	0	0	0	Design
UOFU	UOFU BUSINESS LOOP RD PAVING REPAIRS	1,138,556	0	1,138,556	1,138,556	Closed
USU	USU NORTH SHUTTLE BUS TURNAROUND - DELEGATEI	95,000	0	0	0	Delegated
USU	USU PARKING LOT A-2 OVERLAY - DELEGATED	60,000	0	0	0	Delegated
UVSC	UVSC PARK LOT J1/G PAVING REPAIRS	85,000	24	0	24	Design
Wildlife Resources	DWR LEE KAY HUNTER EDUC FAC PAVING REPAIRS	85,000	1,703	54,697	56,400	Construction
DFCM	DFCM Unallocated Paving Funds	575,882	402,849	48,784	451,633	Misc Expenditures
SUU	Stadium Paving	63,000	63,000	0	63,000	Force Account

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Division of Construction and Management
4110 State Office Building Salt Lake City, UT 84144
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STATEWIDE PAVING PROJECTS

		Mar-04			
Agency	Project	Project Budget	Previous Encumb.	Current Encumb.	Total Encumb. Project Status
TOTALS		5,191,282	1,273,933	2,570,817	3,844,750

CASH BALANCE OF STATEWIDE PAVING FUNDS
UNENCUMBERED BALANCE
CURRENT AVAILABLE BALANCE

\$ 2,565,162
\$ 1,346,532
\$ 124,250



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STATEWIDE ENERGY CONSERVATION ACCOUNT

Mar-04

Project Number	Agency	Project	Project Budget	Previous Encumb.	Current Encumb.	Total Encumb.	Project Status
96956300	DFCM	Unallocated Statewide Energy Funds	100,000	99,748	0	99,748	On Going
96171600	SLCC	Lighting Upgrade	134,001	134,000	1	134,001	Closed
01204390	Health	Fraiser Health Lab Lighting Upgrades/Variable Frequency Drives	132,784	38,679	0	38,679	Construction
01206310	DFCM	Tax Commission Parking Lot Lighting Upgrade	0	0	0	0	Closed
01209920	Workforce Services	DWS Admin. North Bldg. VAV Controls	253,986	253,986	0	253,986	Closed
01211920	Workforce Services	DWS South Valley Office Replace Lighting & Add Switches & Relays	23,784	23,784	0	23,784	Closed
01214770	USU	USU Various Classrooms & Offices Install Sensor Equipment	100,000	89,621	3,202	92,823	Delegated
01215770	USU	USU Utah Water Research Lab Lighting Conversion/Install Controls	112,000	80,266	0	80,266	Delegated
01216310	DFCM	Various Energy Audits	150,000	49,963	0	49,963	Construction
01287640	Dixie	North Instructional Bldg Boiler Replacement/Swimming Pool Retrofit	37,500	37,500	0	37,500	Force Account
01290210	Bridgerland ATC	Lighting Retrofit	155,000	155,000	0	155,000	Force Account
02011730	SUU	Lighting Replacement	40,000	40,000	0	40,000	Force Account
02017550	Public Safety	Energy Space Planning/Code Issues 3rd floor	0	0	0	0	Pending
02018240	O/W ATC	Install Controls to Irrigation System	8,000	0	0	0	Pending
02019750	U of U	Install Flow Limiters on Water Cooled Lasers	55,878	55,878	0	55,878	Closed
02020810	WSU	install T-8 Lighting Bldg #3, Wattis, Allied Health	195,000	195,000	0	195,000	Force Account
			1,497,932	1,253,425	3,202	1,256,627	

CASH BALANCE OF ENERGY PROJECTS

UNENCUMBERED BALANCE

CURRENT AVAILABLE BALANCE

\$ 781,830
\$ 685,647
\$ 444,594

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STATEWIDE LAND OPTIONS & ACQUISITION FUND

Mar-04

Project Number	Agency	Project	Project Budget	Previous Encumb.	Current Encumb.	Total Encumb.	Project Status
FF 02208	DFCM	Option, Appraisals, Land	432,907	11,848	152,490	164,338	On Going
TOTALS			432,907	11,848	152,490	164,338	

CASH BALANCE OF STATEWIDE Land Options & Acquisition FUNDS

UNENCUMBERED BALANCE \$ 308,568
CURRENT AVAILABLE BALANCE \$ 168,568
\$ 168,568

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CONTINGENCY FUND

LAST QUARTERLY REPORT Dec-03

CURRENT QUARTERLY REPORT Mar-04

	Percentage	Contingency	Budget	Contingency	Budget
<u>NEW CONSTRUCTION</u>					
USU	5.03%	568,147	1.83%	568,147	1.83%
UVSC	5.51%	0	0.00%	0	0.00%
Courts	4.50%	268,192	2.50%	278,657	2.60%
Dixie College	1.97%	13,208	0.05%	58,384	0.20%
Snow College	4.27%	311,567	2.15%	322,103	2.23%
UVSC	3.99%	300,452	3.08%	300,452	3.08%
DFCM	6.16%	71,001	0.18%	71,001	0.18%
Youth Corrections	3.03%	23,566	0.45%	49,931	0.95%
UDOT	6.34%	28,144	4.86%	33,602	5.80%
UDOT	3.20%	5,171	0.81%	6,464	1.01%
UDOT	1.38%	0	0.00%	0	0.00%
Youth Corrections	1.54%	162	0.00%	80,174	1.57%
USU	2.33%	0	0.00%	71,884	0.11%
U OF U	4.53%	74,062	0.28%	118,005	0.45%
CEU	3.15%	0	0.00%	0	0.00%
SUU	3.25%	6,609	2.38%	6,609	2.38%
UNG	4.75%	0	0.00%	0	0.00%
Parks & Rec	1.36%	23,423	0.22%	102,944	0.96%
UVSC	4.41%	286,542	1.24%	286,542	1.24%
Parks & Rec	8.75%	39,513	4.10%	39,513	4.10%
Courts	5.10%	258,304	4.43%	258,304	4.43%
Health	4.90%	252,929	3.54%	252,929	3.54%
Archives	2.76%	0	0.00%	0	0.00%
State Hosp	4.64%	494,796	4.23%	597,350	5.11%
<u>REMODELING</u>					
Corrections	10.00%	15,648	4.35%	15,648	4.35%
Corrections	1.62%	7,391	4.77%	7,391	4.77%
Corrections	4.43%	0	0.00%	0	0.00%
Corrections	5.60%	0	0.00%	0	0.00%
Corrections	5.24%	223	0.12%	223	0.12%
DFCM	7.96%	0	0.00%	0	0.00%
State Hosp	8.64%	29,614	2.72%	49,439	4.55%
Human Services	7.57%	0	0.00%	0	0.00%
Freemont, Bonneville, Orange St, N. Utah Community Ctrs Remodel					
Draper Prison Uinta VR&O Dental Operatory Remodel					
Draper Prison File Storage Building Remodel					
Draper Prison Security Tower Renovation					
Draper Prison - Timpanogos Culinary Floor Replacement					
Heber Wells Bldg Replace Pavers With Concrete Walkway					
Slate Canyon Water Pipeline					
USDC Raintree Bldg Remodel					

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CONTINGENCY FUND

		LAST QUARTERLY REPORT Dec-03		CURRENT QUARTERLY REPORT Mar-04	
Parks & Rec	Edge of the Cedars State Park Upgrade Museum to Repository Standard	7.03%	960	14,125	7.81%
Davis ATC	Pull Stations, VAV Box, Fans, Air Compressor Improvements	6.50%	0	0	0.00%
DWS	South Ogden Employment Ctr Mechanical, Electrical, HVAC Improvements	9.50%	0	0	0.00%
U OF U	Settlement on C Rowland Christensen	0.00%	100,000	100,000	100.00%
DWS	Taylorsville BCI & SFMO Relocation	9.50%	9,524	9,524	4.95%
SUU	Old Main, Braithwaite Ctr, ELC Chiller Replacement	11.99%	0	0	0.00%
WSU	Mechanical & Air System Repairs/Abatement	9.00%	67,112	67,112	13.25%
WSU	Education Bldg HVAC Upgrades/Abatement	19.33%	38,825	62,654	14.12%
Corrections	CUCF Chiller Replacement/Upgrade	6.98%	31,572	34,854	3.81%
Health	Frazier Lab Lighting & Var Freq Drives	0.00%	495	495	0.44%
ABC	Logan Store #6 Sidewalks/Lighting/Fire Door/Security	9.65%	0	0	0.00%
ABC	Ogden Store #21 ADA Door/Tile/Lighting	9.56%	0	0	0.00%
ABC	Roy Store #23 Parking Lot Lighting Improvements	6.93%	0	0	0.00%
ABC	Ogden Patterson Store #24 Lighting/Vinyl Tile	9.65%	0	0	0.00%
ABC	Ogden Store #19 ADA Door/Tile/Lighting	9.65%	0	0	0.00%
Corrections	Draper Prison Warehouse Expansion & Freezer	9.49%	4,387	4,387	1.81%
Corrections	CUCF Mega Bldg Shower Repairs	9.24%	81,568	81,568	20.00%
DFCM	Heber Wells Bldg HVAC Controls/Lighting/Ceiling Improvements	8.39%	59,799	59,799	4.98%
DFCM	Ogden Regional Ctr Carpet Replacement	6.48%	0	0	0.00%
DFCM	Ogden Regional Ctr Cooling Tower Replacement	9.48%	0	0	0.00%
Human Services	Clearfield Bldg Lobby/Conf Room/Air Handlers Remodeling	8.91%	4,943	4,943	2.07%
UNG	Veteran's Cemetery Improvements	4.43%	0	0	0.00%
OW ATC	Student Services Bldg HVAC Replacement	6.72%	33,857	54,000	3.52%
SLCC	Redwood Campus Auto Trades Bldg Swamp Cooler Replacement	4.54%	15,684	15,684	1.88%
Snow College	Steam Line & Tunnel System Replacement	8.36%	13,386	13,386	1.40%
SUU	Braithwaite Bldg Rehab	6.62%	72,447	95,927	4.41%
Health	Cannon Bldg HVAC Upgrade	8.14%	43,287	43,287	9.16%
Health	Frazier Lab Mechanical Upgrade	4.63%	0	0	0.00%
Courts	Orem Dist/Juv Remodel	9.25%	15,125	38,765	5.09%
Courts	Ogden Juvenile Foyer Expansion	3.73%	26,957	28,797	7.86%
SLCC	South Campus Pool Concrete Repairs	9.50%	26,298	26,298	3.69%
Courts	SL Juv Assessment	1.34%	0	0	0.00%
WSU	Lampros Hall Renovation	0.00%	0	2,886	0.11%
Dixie College	Computer Center Ceiling/HVAC	9.20%	0	0	0.00%
Corrections	Orange Street CCC HVAC Replacement	8.01%	3,259	3,259	1.10%
WSU	Various Bldgs Electrical Upgrade	8.43%	5,578	9,479	1.06%
Corrections	Draper Substation/CUCF HV Upgrade	8.56%	0	0	0.00%
SLCC	Redwood Library Fire Sprinkler/Exit Signs	6.30%	7,266	7,266	3.07%
SLCC	Redwood Bus Bldg Fire Door Upgrade		0	0	0.00%

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CONTINGENCY FUND

		LAST		CURRENT	
		QUARTERLY REPORT		QUARTERLY REPORT	
		Dec-03		Mar-04	
Dixie College	Instr Bldg ADA/FireCode Upgrades	8.36%	15,258	15,258	5.10%
DWS	Redwood Fire Alarm Upgrade	8.64%	3,263	4,293	3.67%
DWS	1385 Reinstall Windows/Caulk Exterior	9.58%	0	0	0.00%
ABC	Store \$34 Plumbing Upgrade	9.50%	0	0	0.00%
ABC	Store #24 Ext Lighting/Rooftop Units	8.67%	0	0	0.00%
DWS	N Provo ADA Door Upgrades	9.50%	0	0	0.00%
ABC	Store #7 Ceiling Brace Improvements	9.50%	0	0	0.00%
UDOT	Rampton Chiller For Data Proc Area	9.50%	0	2,599	3.47%
Public Safety	POST Academy Fire Sprinkler Design	9.50%	0	0	0.00%
Public Safety	POST Academy Fire Rating Comp Repair	9.50%	0	0	0.00%
Health	Med Exam Bldg Fuel Storage Tank Wall	9.51%	0	0	0.00%
Agriculture	SPRY Bldg Exterior Window Upgrades	9.50%	0	0	0.00%
Natural Resources	Admin Bldg Replace R113 Chiller	9.50%	0	0	0.00%
Health	Frazier Lab Foundation Waterproofing	9.50%	0	0	0.00%
Health	Med Exam Bldg ADA/Refrig Units Replace	4.75%	0	0	0.00%
DWS	Clearfield Bldg 2nd Floor Connection	3.17%	48,229	48,229	3.33%
SLCC	Secondary irrigation connection	9.22%	0	(3,215)	-0.84%
SUU	Adams Theatre & Auditorium Lighting	0.71%	2,212	2,212	0.31%
Corrections	Draper Max Sec Block PLC Replacement	9.50%	0	0	0.00%
Corrections	Draper Showers Resurfacing	4.75%	0	0	0.00%
DFCM	Provo Regional Ctr Park Terrace Stairs Repair	4.52%	3,905	3,905	1.26%
Human Services	USDC Central Chiller Replacement	4.63%	7,850	7,850	1.01%
Dixie College	Science Bldg Lab Ventilation Improvements	4.62%	3,640	4,680	0.76%
Wildlife	Fisheries Exper St Raceway Improvements	4.62%	20,930	29,353	3.38%
UDOT	Eureka Maint Station Addition	5.03%	0	7,866	1.96%
SLCC	Rdwd Lifetime Act Ctr Locker Rooms A/C	4.35%	0	0	0.00%
WSU	Stevenson Office Heating & A/C Improvements	3.87%	5,729	5,729	0.56%
Example Agency	Example Project Name (adding new records)	9.50%	0	124,777	72.65%
OW ATC	Gym/Cosmetology HVAC Repair	4.63%	15,835	16,030	2.90%
SUU	South Hall Demolition & Reconstruction	1.14%	30,871	30,871	1.26%
Snow College	Business Building Renovation	3.63%	89,069	94,226	5.28%
Agriculture	Spry Bldg Mech Upgrades	4.62%	0	3,449	0.47%
Fairfark	Deseret Bldg Replacement	4.50%	35,678	35,678	3.03%
Corrections	Conduit Under I-15	15.69%	0	0	0.00%
DEQ	Bldg #1 HVAC Improvements	4.75%	0	0	0.00%
WSU	Potable Water/Waste Line Replacement	4.72%	0	0	0.00%
ABC	Store #34 Exterior Stucco Upgrade	4.75%	0	0	0.00%
ABC	Store #23 Replace HVAC Roof Unit	4.78%	0	0	0.00%
ABC	Store #5 Replace Floor Tile	4.76%	0	0	0.00%

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CONTINGENCY FUND

		LAST		CURRENT	
		QUARTERLY REPORT		QUARTERLY REPORT	
		Dec-03		Mar-04	
Health	Cannon Bldg Sidewalk Replacement	4.71%	0	0	0.00%
Education	Upgrade ADA Ramp	4.79%	0	0	0.00%
UDOT	Rampton Boiler Flue Replacement	4.75%	0	0	0.00%
UDOT	Rampton H2O Expansion Tanks	5.51%	0	0	0.00%
UDOT	Rampton MCC Panel Replacement	4.79%	0	0	0.00%
DWS	Provo ADA Ramp Replacement	5.01%	0	0	0.00%
DWS	Ogden Seismic Bracing	4.69%	0	0	0.00%
DWS	Ogden Lever Actuated Door Install	4.79%	0	0	0.00%
DWS	So. County Lever Actuated Door Install	4.77%	0	0	0.00%
DWS	Metro Backup Generator Install	4.74%	0	0	0.00%
DWS	Vernal Restroom Accessibility Upgrade	4.94%	0	0	0.00%
DWS	Provo Ctr Replace Sprinklers	9.50%	0	0	0.00%
Human Services	USDC Willowcreek Bldg Remodel	3.93%	0	0	0.00%
UDOT	Monticello Maint Station Add Truck Wash Rack	3.20%	0	0	0.00%
WSU	Wattis Bldg Structural Repairs	8.00%	0	0	0.00%
SLCC	South City Campus Landscaping	4.50%	0	0	0.00%
DWS	So. County Ctr Chiller Replacement	4.75%	0	0	0.00%
SUU	Centrum Floor Replacement	4.75%	0	2,986	1.42%
DFCM	Provo Regional Fire Rated Doors Replacement	4.75%	0	0	0.00%
Dixie College	100 S Roadway Crossing Improvement	3.15%	0	0	0.00%
Parks & Rec	Great Salt Lake St Park Marina Harbor Renovation	4.50%	0	4,391	0.34%
Corrections	Draper Showers Tile Replacement PH II	4.75%	0	16,000	11.09%
UVSC	Domestic HVAC Hot Water Pipe/Valve Replacement	4.50%	0	0	0.00%
DWS	Provo Access Elevator Install	4.75%	0	0	0.00%
SLCC	Redwood Campus Pedestrian Bridge	4.75%	0	0	0.00%
Human Services	Admin Bldg Culinary Water Piping Replacement	4.76%	0	0	0.00%
Youth Corrections	Wasatch Culinary Water Piping Replacement	4.76%	0	0	0.00%
DFCM	Provo Regional Parking Terrace Repairs	9.50%	0	0	0.00%
Courts	Matheson Security System Replacement	3.57%	0	0	0.00%
DWS	Vernal Lighting Upgrade	4.75%	0	0	0.00%
UDOT	Maint Station #224 New Water Line	2.87%	0	16,893	5.42%
SUU	Auditorium Seating Replacement	4.75%	0	0	0.00%
ABC	Store #30 (Roy) Lighting Upgrade	4.75%	0	0	0.00%
DFCM	Ogden Regional Fire Alarm System Upgrade	3.73%	0	0	0.00%
SLCC	Redwood Campus Various Improvements	3.64%	0	0	0.00%
UNG	Mt Pleasant Armory Boiler Replacement	3.26%	0	1,279	0.95%
CEU	Central Tunnel Replacement	8.75%	0	9,200	1.07%
SLCC	South City Campus Bleachers Upgrade	4.75%	0	0	0.00%
DATC	HVAC Conv/Water Sys Replacement	4.75%	0	0	0.00%

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CONTINGENCY FUND

		LAST QUARTERLY REPORT Dec-03		CURRENT QUARTERLY REPORT Mar-04	
Courts	Ogden Juvenile Cooling Tower Replacement	4.62%	0	0	0.00%
UVSC	Campus Freeze Prevention	9.50%	0	0	0.00%
ABC	Store #34 Electrical Upgrade	9.50%	0	0	0.00%
Corrections	Draper Waste Grinder/Extruder	9.25%	0	0	0.00%
Corrections	CUCF ISES "Priority Ones"	3.99%	0	0	0.00%
Corrections	AP&P ISES "Priority Ones"	3.55%	0	0	0.00%
DFCM	Cedar Regional Ctr Lighting & Exit Signs	9.50%	0	0	0.00%
DFCM	Cedar Regional Ctr ADA Upgrades	9.50%	0	0	0.00%
DEQ	Bld #2 HVAC Upgrade & Balance	9.50%	0	0	0.00%
Health	Cannon Bldg Stair Tread Replacement	4.75%	0	0	0.00%
Health	Med Exam Bldg Flooring Replacement	4.75%	0	0	0.00%
Health	Frazier Lab Culinary Piping Replacement	9.50%	0	0	0.00%
State Hosp	Boiler Plant Repairs	9.28%	0	0	0.00%
Parks & Rec	Little Deer Creek Irrigation Line	6.50%	0	0	0.00%
DWS	Mwtrto Employment Ctr HVAC Upgrade	9.50%	0	0	0.00%
DWS	Provo Employment Ctr Restroom Upgrade	9.50%	0	0	0.00%
O/W ATC	DDO Bldg Buildout	6.50%	0	0	0.00%
Workforce	Workforce Services Miscellaneous Improvement Projects	0.82%	0	0	0.00%
Parks & Rec.	Antelope Island State Park East Road & Ranch	5.68%	4,023	4,023	0.13%
DFCM	DUP Museum Facility Repairs	9.52%	103	103	0.09%
Human Service	SDC Campus Utilities Steam Line Replacement	7.02%	8,688	8,688	1.87%
Wildlife	Egan Wildlife Hachery Main Water Supply	3.22%	0	18,725	6.32%
Public Safety	Highway Patrol Ogden Building Remodel	12.24%	22,004	22,004	8.11%
UOU	University of Utah Cowles Building Renovation	5.11%	279,320	279,320	3.78%
Agriculture	SPRY Agriculture Building Stair Replacement	9.50%	0	0	0.00%
Corrections	Draper Prison Timpanogas/Women's Conversion	0.03%	149	149	0.03%
Public Safety	Ogden Public Safety Building HVAC Replacement	9.50%	0	0	0.00%
Public Safety	Davis County Patrol & Drivers License Facility Remodel	9.25%	15,184	15,184	2.57%
Corrections	Lightning Protection System	0.00%	21,294	21,294	3.69%
Parks & Rec	Goblin Valley Improvements	3.50%	59	59	0.03%
Bridgerland ATC	HVAC System Rebuild Phase III	9.36%	41,957	41,957	8.73%
PLANNING / OTHER					
U OF U	Settlement on Housing Contract	0.00%	1,475,123	1,475,123	178.41%
DFCM	DFCM FY04 Admin Budget Per HB #1 Item #50	0.00%	966,900	966,900	100.00%



Olene S. Walker
Governor

Utah State Building Board

4110 State Office Building
Salt Lake City, Utah 84114
Phone (801) 538-3018
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MEMORANDUM

To: Utah State Building Board
From: F. Keith Stepan
Date: March 17, 2004
Subject: **Litigation Update and Potential Settlements**

The Board may vote, with a two thirds majority, to close the meeting for the purpose of receiving an update regarding pending litigation and claims. This may involve a discussion of settlement proposals. If settlements are reached that require an approval of funding from the Building Board, this approval will be acted upon after the Board has returned to an open meeting.

FKS:KEN:sl